Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Cumberland Properties, LLC 7003 Chadwick Drive, Ste. 264 Brentwood, TN 37027	Same	Map 43-01 Parcel 186
This instrument prepared by: David B. Gray, Attorney, Hix & Gray, PLC 315 Deaderick Street, Suite 1620 AmSouth Center, Nashville, TN 37238		

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, **P. Glenn Hudson and wife, Jennifer L. Hudson** ("Grantor") has bargained and sold, and hereby transfers and conveys to **Cumberland Properties, LLC** ("Grantee"), and its successors and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A as follows:

> Land in Davidson County, Tennessee, being Reserved Parcel "A" on the Resubdivision of Part of Lot "L" on the corrected Map of W. P. Ready Subdivision of the E.H. Thorton Tract of record in Book 6050, page 98, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to P. Glenn Hudson and wife, Jennifer L. Hudson by deed of record in Instrument No. 10820, page 445, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, their respective heirs and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for 2005, which have been prorated between the parties and assumed by Grantee.
2. This conveyance is subject to any and all existing easements and restrictions of record.
3. This conveyance is subject to the plan of record in Book 6050, Page 98 and Register's Office for Davidson County, Tennessee.
4. This conveyance is subject to the Sanitary Sewer and/or Storm Drainage Easement Book 4121, page 542; Register's Office for Davidson County, Tennessee.
7. This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and right-of-way for public utilities.

This is improved property, known as 116 Shannon Avenue Madison, Tennessee 37115.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, and its successors and assigns, against the lawful claims of all persons.

Davidson County DEEDWARR
Recvd: 08/24/05 09:00 2 pgs
Fees:13.00 Taxes:22.20
20050824-0100809

EXECUTED this 16th day of August, 2005.

P. Glenn Hudson

P. Glenn Hudson

Jennifer L. Hudson

Jennifer L. Hudson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, P. Glenn Hudson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 16th day of August, 2005.

Notary Public

My commission Expires:
3-21-09

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Jennifer L. Hudson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 16th day of August, 2005.

Notary Public

My commission Expires:
3-21-09

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $6,000.00.

AFFIANT

Subscribed and sworn to before me this 16th day of August, 2005.

NOTARY PUBLIC

My Commission Expires:
3-21-09

SHARI A. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Master:\Master\WarrantyDeed