This Instrument Was Prepared By:

Hugh W. Entrekin, Atty.
7123 Crossroads Boulevard
Suite A
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 09/01/05 13:17 2 pgs
Fees:13.00 Taxes:773.30
20050901-0105090

LAURA SHOUN 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 $209000.00

Affiant

Subscribed and sworn to before me, This 15th day July, 2005.

Notary Public

My Commission Expires: 7-19-05

Address New Owner	Send Tax Bills to:	Map-Parcel
Westport Development CO., Inc. 3763 Westport Drive Nashville, TN 37218	SAME	49-15-0 49. 1202 96799

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, The Vanderbilt University, a Tennessee Corporation, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Westport Development Co., Inc. hereinafter called the Grantee, its heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being Lot Nos. 35,36,41,42,43,46,53,54,59,60 and 61 on the Plan of Deer Meadows, Phase II, as of record in Plat Book 6250, Page 280, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to The Vanderbilt University, a Tennessee Corporation by Quitclaim Deed from Charles W. Hawkins, III of record in Instrument No. 20001227-0125953, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. County taxes for the year 2005 and subsequent years.
2. Restrictive Covenants of record in Book 6143, Page 141 and amended in Book 6471, Page 756, Register's Office for Davidson County, Tennessee.
3. All matters set forth in plat of record in Plat Book 6250, Page 280, Register's Office for Davidson County, Tennessee.

This is unimproved property known as: Lot Nos. 35,36,41,42,43,46,53,54,59,60 and 61 Deer Meadows, Phase II.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantor does further covenant and bind itself, it's successors and representatives, to warrant and forever defend the title to said land to said Grantee, its heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 15th day of July, 2005

The Vanderbilt University

By: _____

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Kathy Crockarell, a Notary Public of the State and County aforesaid, personally appeared the within named William T. Spitz, with whom I am personally acquainted, and who upon his oath, acknowledged himself to be the Vice Chancellor of The Vanderbilt University, the bargainor, a Tennessee Corporation, and that he as such Vice Chancellor, being authorized so to do, executed the within instrument for the purpose therein contained by signing the same of the Corporation by himself as such William T. Spitz.

Witness my hand, at Nashville, Tennessee, this 15th day of July, 2005.

Kathy Crockarell

NOTARY PUBLIC

MY COMMISSION EXPIRES:

7/29/06

KATHY CROCKARELL
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 29, 2006