03

Realty Title
48-A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 09/20/05 08:53 2 pgs
Fees:13.00 Taxes:9.25
20050920-0112664

State Of Tennessee
County Of Davidson

The actual consideration or value, whichever is greater, for this transfer is $2,500.00

Deborah Mann
Affiant Tax Officer

Subscribed and sworn to before me this 13th day of September, 2005.

Diane K. Mann
Notary Public
My commission expires: 02/22/09

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

Address of New Owner:	**Send Tax Bills to:**	**Tax-Information**
Victory Investment Properties, 1203 Ashwood Avenue Nashville TN 37212	New Owner	83-02-0-067

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Caravel Properties, LLC**, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Victory Investment Properties, LLC,** hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Land in Davidson County, Tennessee, being the southerly 9 feet of the northerly 34 feet of the easterly 125 feet of Lot No. 18, on the Map of Sharpe and Horn's Subdivision of Elwood Place of record in Book 332, Page 18, Register's Office for said County.

Being part of the property conveyed to Caravel Properties, LLC by deed from William P. Mann and wife, Deborah S. Mann, of record at Instrument No. 20040824-0102115, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is unimproved property known as 1118 Chapel Avenue, Nashville, TN 37206

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its heirs, successors and assigns, forever. Grantor covenants with Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind itself, its heirs, successors, assigns 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.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 13th day of September, 2005.

Caravel Properties, LLC

By: _____

its managing member

State Of Tennessee
County Of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Joshua G. Tillman , with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the managing member of Caravel Properties, LLC, the within named bargainor, and that he is authorized by Caravel Properties, LLC to execute this instrument on its behalf as such managing member.

Witness my hand in Nashville, TN, this 13th day of September, 2005.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN