BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $217,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 13th day of October, 2005.

ANGELA SCHMIDT
STATE OF TENNESSEE
Exp. 9/20/08
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 10/14/05 10:19 2 pgs
Fees:13.00 Taxes:802.90
20051014-0123950

ADDRESS NEW OWNER(S) AS FOLLOWS:
Stacy Short
151 Holt Hills Road
Nashville, TN 37211

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:

172-15-O-A-079.00CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Charles H. Adams Jr., and Wife, Kristina M. Adams hereinafter referred to as Grantors, hereby transfers and conveys to Stacy Short, unmarried hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Land in Davidson County, TN, being Lot No. 117 on the Plan of Holt Woods, Section Six, of record in Plat Book 9700, page 11, Register's office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Charles H. Adams, Jr., and wife, Kristina M. Adams and Charles H. Adams, Sr., as tenants in common with the right of survivorship, by warranty deed from Yazdian Construction, Inc., of record in Book 10102, Page 941, Register's Office for Davidson County, Tennessee, dated June 27, 1996. Further being conveyed to Charles H. Adams, Jr. and wife, Kristina M. Adams by quitclaim deed from Charles H. Adams, Sr., of record in Instrument No. 20020402-0039577, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to all matters as set forth per Plat Book 9700, Page 11, Register's Office of said County.

Restrictions of record in Instrument No. 9745, Page 43, Register's Office for Davidson County.

County and/or City taxes for the year 2005 have been paid. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTEES paying their prorata share thereof to GRANTORS who will be responsible for payment of said taxes.

This is improved property known as 151 Holt Hills Road, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **GRANTEES**, their heirs and assigns forever, and I do covenant with the said **GRANTEES** that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEES**, their 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 October, 2005.

Charles H. Adams Jr.

Kristina M. Adams

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, Charles H. Adams Jr., and Kristina M. Adams, with whom I am personally acquainted, and who acknowledged the execution of the within instrument for the purpose therein contained on this 10/13/2005.

Witness my hand and official seal this 13th day of October, 2005.

Notary Public

My Commission Expires: 11/2/06

K. THOMAS SIDWELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires 11/2/06