WARRANTY DEED

PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
115 Hazel Path Drive
Suite #1, Westover Building
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater for this transfer is $66,000.00.

Affiant

Sworn to and subscribed before me on this the 20th day of October, 2000.

NOTARY PUBLIC
My Commission Expires: 03/06/06

KEITH BELL NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 10/20/05 12:43 2 pgs
Fees:13.00 Taxes:244.20
20051020-0126610

MORTGAGEE: _____

Address New Owner:	Send Tax Bills to:	Map-Parcel
Mr. Joshua Levine	Same as Owner	071-16-0 238.00
1200 North 7th Street		
Nashville, TN 37207		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, (I/WE), **MID-STATE LENDERS, INC., a Tennessee Corporation**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **JOSHUA LEVINE, unmarried**, hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, TN, being Lots Nos. 199 and 200 on the Map of Oakwood Park, of record in Book 421, Page 12, Registers' Office for said County. Said Lots Nos. 199 and 200 adjoin and front together 60 feet on the Westerly side of North Seventh Street and run back between parallel lines; Lot No. 200 running back along the Northerly margin of Richardson Avenue 165 feet to an alley in the rear.

BEING the same property conveyed to MID-STATE LENDERS, INC., by Warranty Deed in Lieu of Foreclosure dated October ____, 2005, and executed by BRANT PIPPIN and recorded as Instrument No. 20051020-0126609, said Registers' Office.

Subject to restrictions, easements and setback lines of record, said Register's Office.

PROPERTY SOLD "AS IS."

This is improved property known as 1200 North 7th Street, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are

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 we do further covenant and bind ourselves, our 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/our) hand(s) this the 20th day of October, 2005, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

MID-STATE LENDERS, INC.

By: _____
Dan Lewis, President

STATE OF TENNESSEE
COUNTY OF Sumner

BEFORE ME, undersigned, a Notary Public of the State and County aforesaid, personally appeared Dan Lewis with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself/herself to be President or other officer authorized to execute the instrument of the Mid-State Lenders, Inc., the within named bargainor, a corporation, and that Dan Lewis, as such President executed the foregoing instrument for the purposes contained, by signing the name of the corporation by himself/herself as President.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the ___ day of October, 2005.

_____
NOTARY PUBLIC

E. KEITH BELL
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE

My commission expires: 03/06/06