Davidson County DEEDWARR
Recvd: 10/27/05 12:35 2 pgs
Fees:13.00 Taxes:267.88

20051027-0129932

This instrument was prepared by
Overland Title Company, LLC
5121 Maryland Way, Suite 200
Brentwood, TN 37027

JEFF FARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN
My Commission Exp. Jan. 26, 2006

The actual consideration or value, whichever is greater, for this transaction is $72,400.00.

Affiant

Notary Public

My Commission Expires:

Address of New Owner:
David's Key, LLC
3233 East Lake Drive
Nashville, TN 37205

Send Tax Bills to:
Same as New Owner

Map-Parcel Numbers:
44-15-96

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 are hereby acknowledged, **Charles Turner Alsup and Jane Carol Smith**, hereinafter called the Grantor, have bargained and sold, and by these presents does transfer and convey unto **David's Key, LLC**, a Tennessee Limited Liability Company, hereinafter called the Grantee, its successors and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 61, Section D, Village of Old Hickory Subdivision, as shown on plan of record in Book 1424, Page 65, Register's Office for Davidson County, Tennessee, which lot is located in the 4th District, located on the southwest corner of Elliston and Ninth Street, containing 0.08 acres, more or less, to which plan reference is hereby made for a more complete description of said property. Description is the same as in the previous deed of record.

Being the same property conveyed to Charles Turner Alsup and Jane Carol Smith, by quitclaim deed from Howard Alsup and wife, Ruth S. Alsup, of record in Book 6148, Page 390, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2005 taxes, which have been paid, prorated and assumed by Grantee.
2. Matters shown on the Plan of record in Book 1424, Page 65, Register's Office for said County.
3. Zoning; setback requirements and general utility, sewer, and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record.

This is improved property known as 900 Elliston Street, Old Hickory, Tennessee 37138.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with 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 himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall apply to all genders, and all pronouns shall mean and include the person, entity, firm, or corporation to which they relate.

WITNESS our hands this ____ day of October 2005.

Charles Turner Alsup by
Jane Carol Smith, his
Attorney-in-Fact

Jane Carol Smith

STATE OF TENNESSEE
COUNTY OF Davidson

On this 24 day of October 2005, before me personally appeared Jane Carol Smith, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person's free act and deed.

Witness my hand, at office, this 24 day of October2005.

Notary Public

JEFF PARKS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY

My Commission Expires:

My Commission Expires Jan. 25, 2006

STATE OF TENNESSEE
COUNTY OF Davidson

On this 24 day of October 2005, before me personally appeared Jane Carol Smith, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Charles Turner Alsup, and acknowledged that such person executed the same as the free act and deed of Charles Turner Alsup.

Witness my hand, at office, this 24 day of October 2005.

My Commission Expires Jan. 25, 2006

Notary Public