This document prepared by :

Name:	**Consumer Trust Title & Escrow, LLC**
Firm/Company:	
Address:	**219 Ward Circle**
Address 2:	**Suite 3**
City, State, Zip:	**Brentwood, TN 37027**
Phone:	**(615) 369-0039**

RETURN TO:
GULLETT, SANFORD, ROBINSON & MARTIN PLLC
315 DEADERICK ST. STE 1100
NASHVILLE, TN 37215
615-244-4994

Davidson County DEEDWARR
Recvd: 11/01/05 09:50 3 pgs
Fees:18.00 Taxes:1801.90
20051101-0131706

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **NICHOLAS PETERS MCGINN, MARRIED** hereinafter referred to as "collectively Grantors", have this day bargained and sold, and by these presents do hereby transfer and convey unto **T. SCOTT NOONAN AND WIFE, JENNIFER HORN NOONAN** hereinafter "collectively Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Davidson, State of Tennessee, to-wit:

BEING LOT NO. 207 ON THE PLAN OF HILLWOOD ESTATES, SECTION 10, AS OF RECORD IN BOOK 2331, PAGES 95 AND 96, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 207 FRONTS 165 FEET ON THE NORTHEASTERLY SIDE OF GREELEY DRIVE AND EXTENDS BACK BETWEEN PARALLEL LINES 299.4 FEET TO A DEAD LINE.

THIS BEING THE SAME PROPERTY CONVEYED TO NICHOLAS PETERS MCGINN, MARRIED BY WARRANTY DEED OF FRANCES R. CHARLTON AS SOLE TRUSTEE OF THE FRANCES R. CHARLTON LIVING TRUST DATED MAY 4, 1995 DATED OCTOBER 29, 2004 AND RECORDED NOVEMBER 4, 2004 IN INSTRUMENT NO. 20041104-0133019, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Map Parcel Number: 115-4-48

This property is known as: 704 GREELEY DRIVE, NASHVILLE, TN 37205

Subject to all matters shown on the Plat of record in Book 2331, Pages 95 and 96, Davidson County, TN, Register of Deeds.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 31st day of October, 2005.

Grantor
Nicholas Peters McGinn

STATE OF Tennessee
COUNTY OF Williamson

On this 31st day of October, 2005, before me personally appeared Nicholas Peters McGinn to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

Notary Public

Printed Name: W Davis

Commission Expires: My Commission Expires JAN. 20, 2009

Grantor(s) Name, Address, phone:
Nicholas Peters McGinn
219 Ward Cr., Ste. 5
Brentwood, TN 37027

Grantee(s) Name, Address, phone:
T. Scott and Jennifer Horn Noonan
704 Greeley Drive
Nashville, TN 37205

SEND TAX STATEMENTS TO :

Amsouth Bank Ofc Cr.
2050 Parkway
Birmingham, AL
35244

State of TENNESSEE
County of WILLIAMSON

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$487,000.00** which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 31ST day of October, 2005

Affiant

W. DAVIS
Type or Print Name

Notary Public

W. WILLIAM DAVIS
Type or Print Name

(Seal)

My commission expires:

My Commission Expires JAN. 20, 2008