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

BOX 10-A

EMILY H. PROPHET
NOTARY PUBLIC
AT LARGE
DAVIDSON COUNTY, TN

EMILY H. PROPHET
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
January 26, 2008

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $285,000.00.

Kathy Snyder
Affiant

Subscribed and sworn to before me, this the 16th day of December, 2005.

Notary Public

My commission expires:_____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To: Wells Fargo Bank, NA	Map-Parcel Numbers
Alice Newgarden		**104-13-A 032.00 CO**
401 Bowling Avenue, #17	11301 Carmel Commons Blvd., Suite 309	
Nashville, TN 37205	Charlotte, NC 28226	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Leon M. Schochet, and wife, Jacqueline S. Schochet

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Alice Newgarden, unmarried

HEREINAFTER CALLED THE 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, Tennessee being Building Site No. 32 on the plan of Richmeade Place, Section One, of record in Plat Book 4860, Page 44 , Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being all of the same property conveyed to Leon M. Schochet, married by Quitclaim Deed from Leon M. Schochet, Trustee of the Leon M. Schochet Revocable Living Trust, dated December 16, 2005, of record in Instrument No. 20051219-0151726 , said Register's Office; further conveyed to Leon M. Schochet, Trustee of the Leon M. Schochet Revocable Living Trust, dated August 1, 2000 by quitclaim deed from Leon M. Schochet, dated 2/24/2003 of record in Instrument No. 20030307-0030471; Quitclaim Deed in Instrument No. 20030221-0023107 and Quitclaim Deed in Instrument No. 200008040077728; further conveyed by Deed from Jason B. Schochet, dated April 5, 1998 conveyed property to Leon M. Schochet, of record in Book 10930, Page 190, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2006 and subsequent years, easements, and restrictions of record.

This is improved property, known as **401 Bowling Avenue, #17, Nashville, TN 37205.**

Subject property has never been the principal residence of spouse of Leon M. Schochet.

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 16th day of December, 2005.

Leon M. Schochet

Jacqueline S. Schochet by Leon M. Schochet Attyin Fact.

Jacqueline S. Schochet

Davidson County DEEDWARR
Recvd: 12/19/05 11:01 2 pgs
Fees:13.00 Taxes:1054.50

20051219-0151728

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Leon M. Schochet**, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Brentwood, Tennessee on this **16th** day of **December, 2005.**

Notary Public

My Commission Expires:_____

EMILY H. PROPHET
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
January 26, 2008

POWER OF ATTORNEY
STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned Notary Public of said County and State, personally appeared Leon M. Schochet, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath did acknowledged to be the Attorney-in-fact for Jacqueline S. Schochet, the within bargainor(s), and that as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Jacqueline S. Schochet, the within named bargainor(s) by the said Leon M. Schochet as such Attorney-in-Fact.

Witness my hand and official seal, at office at Brentwood, Tennessee on this **16th day of December, 2005**

Notary Public

My commission expires _____

EMILY H. PROPHET
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
January 26, 2008