STATE OF TENNESSEE
COUNTY OF

Record and Return to:
Prestige Title, LLC
1600 Westgate Circle, Ste 200
Brentwood, TN 37027

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $304,000.00.

Connie R. Harrington
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this.

Notary Public

My Commission Expires: 11/8/05

K. THOMAS SIDWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 11/08/05

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY:

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

ADDRESS NEW OWNER(S) AS FOLLOWS:
Laurie Brocato

1020 Battlefield Dr.
Nashville, Tennessee 37204

SEND TAX BILLS TO:
NEW OWNER

Davidson County DEEDWARR
Recvd: 12/20/05 10:34 3 pgs
Fees:18.00 Taxes:1124.80
20051220-0152428

MAP-PARCEL NUMBERS:

118-5-89

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, Connie R. Harrington hereinafter referred to as Grantors, hereby transfers and conveys to Laurie Brocato, 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:

Tract 1:

Lying in the 7th Civil District of said County, ad being a part of Lot No. 7 on the unrecorded subdivision of Noelton, and lying immediately North of Lots Nos. 5 and 6 on the map of J. Leroy Davis unrecorded subdivision of Lots Nos. 7 and 8 said Noelton subdivision, described as follows:

Beginning at a point 175 feet North of Battlefield Drive, at the corner of Lots Nos. 4 and 5, being the common northerly corner of the Marcus L. Green and Selene Baldwin Stewart Lots; thence westerly parallel to the north margin of Battlefield Drive, 135 feet to a point a the northern corner of Lots Nos. 6 and 7, being the common northerly corner of the A.R. Greene and Ruther Nocton Lots; thence along the line between Lots Nos. 6 and 7, if extended, northerly 85.1 feet to the south margin of the right of way of the Tennessee central Railroad; thence with the margin of said right of way, easterly 136.9 feet to a point; thence southerly 103.4 feet to the point of beginning.

Tract 2:

Land in Davidson County, Tennessee, Being Lot No. 5 and the easterly 5 feet of Lot No. 6 on the unrecorded Map of J. Leroy Davis, showing the subdivision of Lots Nos. 7 and 8 on the unrecorded Plan of Noelton described according to a copy of survey there of made May 22, 1941 by Z.J. Wilkinson, surveyor, as follows:

Beginning at a point in the northerly margin of Battlefield Drive, the common corner of Lots Nos. 4 and 5; thence with the line between said lots northerly 175 feet to a point, then be westerly parallel to Battlefield Drive 70 feet to a point 5 feet West of the common corner of Lots Nos. 5 and 6; thence southerly parallel to said line 475 feet to the north margin of Battlefield Drive; thence with the margin of same easterly 70 feet to the point of beginning.

Being the same property conveyed to Connie R. Harrington by Warranty Deed from the Estate of Selene Baldwin Stewart, of record in Book 10328, Page 317, and re-recorded in Book [redacted], Page _____, Register's Office for Davidson County, Tennessee.

20051220 0152427

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Easement as shown of record in Deed Book 4847, Page 346, Register's Office for said County.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

County and/or City taxes for the year 2006, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is unimproved property known as 1020 Battlefield Dr., Nashville, TN 37204.

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.

Connie R. Harrington

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Connie R. Harrington, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this.

Notary Public

K. THOMAS SIDWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 11/8/05

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251101699

Continuation of Legal Description

"EXHIBIT A"

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Being the same property conveyed to Selene Baldwin Stewart by deed from J. Leroy Davis and wife, Bessie T. Davis of record in Book1132, Page 232, Register's Office for Davidson County, Tennessee.