WARRANTY DEED

JOHN C. LEAVES NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

G-CM-05-2518

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

Subscribed and sworn to before me, this 23rd DAY OF December, 2005.

Notary Public

MY COMMISSION EXPIRES: 7-29-06
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 12/30/05 13:52 2 pgs
Fees:13.00 Taxes:222.00
20051230-0156999

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerard McShepard	Aegis Wholesale Corporation	
2518 Alameda Street	1945 The Exchange	92-2-396.00
Nashville, TN 37208	Atlanta, GA 30339	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we WALTER RUSSELL OWENS, III, [redacted] AND SANDRA ANETTA OWENS LAWSON, [redacted], hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto GERARD MCSHEPARD, Unmarried, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 67, HEFFERNAN PLACE SUBDIVISION, as shown on plat of record in Plat Book 161, Page 138, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Walter L. Owens, Jr. and wife, Addie Marie Owens by Deed from Richard Lee Lambert and wife, Madeline Lambert, of record in Book 2011, Page 427, Register's Office for Davidson County, Tennessee. The said Addie Marie Owens having since died, leaving Walter L. Owens, Jr., as surviving tenant, then the said Walter L. Owens, Jr. (being one and the same person as Walter Lyerson Owens) having died, and by Will (02P807) and filed under Instrument No. 20050114-0005246 in said Register's Office, all property passed to Walter Russell Owens, III and Sandra Anetta Owens Lawson, as devisees under said Will.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 2518 Alameda Street, Nashville, Tennessee 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 23rd day of December, 2005.

Walter Russell Owens, III

Sandra Anetta Owens Lawson by Walter Russell Owens Atty In Fact

STATE OF Tennessee
COUNTY OF Davidson

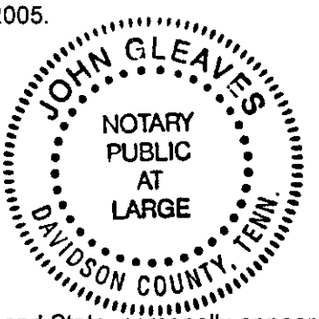
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Walter Russell Owens, III the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within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

Witness my hand and official seal, this the 23rd day of December, 2005.

Notary Public

My Commission Expires: 7-29-06

(SEAL)



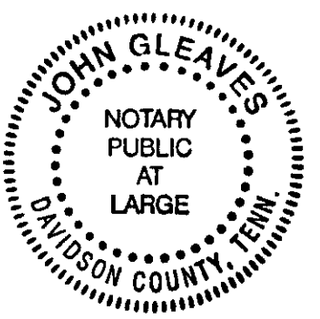
STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Dr. Walter R. Owens, 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 Sandra O. Lawson and acknowledged that he/she executed the same as the free act and deed of the said Sandra O. Lawson.

Witness my hand and official seal at
Nashville, Tennessee
on this the 23rd day of December, 2005.

NOTARY PUBLIC

My Commission Expires: 7-29-06



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903