Davidson County DEEDWARR
Recvd: 01/18/06 15:45 5 pgs
Fees:28.00 Taxes:4847.00
20060118-0006866

THIS INSTRUMENT PREPARED BY:
BONE McALLESTER NORTON PLLC
511 Union Street, Suite 1600
Nashville, Tennessee 37219

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Greene County Bank c/o Middle Tennessee Bank & Trust 2621 Lebanon Road Nashville, TN 37214-2424	117-15-0-169.00	same

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **1915 Glen Echo Drive, LLC,** a Tennessee limited liability company (collectively, the "Grantor"), has bargained and sold, and by these presents does transfer and convey to **Greene County Bank,** a Tennessee banking corporation (the "Grantee"), its assigns and successors, certain tracts or parcels of land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor, if any, in and to any land lying in the bed of any street, road, highway or avenue, open or proposed, in front of or adjoining all or any part of said land, any alley bisecting said land, and any and all strips, gores, or rights-of-way, riparian rights and easements affecting or appurtenant to said land (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the matters set forth on Exhibit B, which is attached hereto and incorporated herein by reference; provided, however, that Grantor makes no covenants or warranties whatsoever with respect to title to any alley bisecting the Property and any land lying in the bed of any streets, roads, highways, or avenues adjoining or abutting the Property or the amount of acreage or square footage contained in the Property.

This is improved property located at 1915 Glen Echo Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the Property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, its successors and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said Property in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds himself and his heirs and representatives to warrant and forever defend the title to said Property to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed as of the 18th day of January, 2006.

GRANTOR:

1915 GLEN ECHO DRIVE, LLC

By: _____
Robert S. Biscan, Co-Chief Manager

By: _____
Matthew M. Petrin, Co-Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned of the state and county mentioned, personally appeared Robert S. Biscan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Co-Chief Manager of 1915 Glen Echo Drive, LLC, a Tennessee limited liability company, the within named bargainor, and that he, as such Co-Chief Manager, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the company as Co-Chief Manager.

WITNESS my hand and seal, this 18th day of January, 2006.

_____
NOTARY PUBLIC

JERRI BAIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: March 19, 2007

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned of the state and county mentioned, personally appeared Matthew M. Petrin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Co-Chief Manager of 1915 Glen Echo Drive, LLC, a Tennessee limited liability company, the within named bargainor, and that he, as such Co-Chief Manager, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the company as Co-Chief Manager.

WITNESS my hand and seal, this 18th day of January, 2006.

_____
NOTARY PUBLIC

My Commission Expires: 1/26/06

J. EVAN GOWER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transaction is $1,310,000.00.

Mark Fe

Subscribed and sworn to before me, this the 18th day of January, 2006.

Notary Public

My Commission Expires: 1/26/08

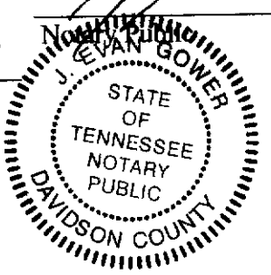


EXHIBIT A

PROPERTY DESCRIPTION

Land lying and being in Davidson County, Tennessee and further described as follows:

Land in Davidson County, Tennessee, being Lot No. 1, on the Plat of 1st Revision of A.R.A. Subdivision, of record in Book 4885, page 128, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot 1 fronts 132.0 feet on the southerly margin of Glen Echo Road and extends back 150.0 feet on the westerly line and 150.8 feet on the easterly line, to a line on the rear on which is measured 116.4 feet.

Being the same property conveyed to 1915 Glen Echo Drive, LLC, a Tennessee limited liability company by Special Warranty Deed from HCA Realty, Inc., a Tennessee corporation of record in Instrument No. 20010314-0024595, Register's Office for Davidson County, Tennessee.

EXHIBIT B

ENCUMBRANCES

1. Taxes for the year 2006.
2. All Matters shown on plat of record in Plat Book 4885, Page 128, Register's Office for Davidson County, Tennessee.
3. Easement for ingress and egress of record in Book 5004, Page 911, Register's Office for Davidson County, Tennessee.
4. Easement Maintenance Agreement, of record in Book 5122, Page 345, Register's Office for Davidson County, Tennessee.
5. Sewer pipe right of way easement of record in Book 2751, Page 611, Register's Office for Davidson County, Tennessee.
6. Sewer pipe right of way easement of record in Book 2751, Page 483, Register's Office for Davidson County, Tennessee.
7. Restrictive Covenant of record as Instrument Number 20010314-0024595, Register's Office for Davidson County, Tennessee.