STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 7,000.00

Subscribed and sworn to before me, this the 21st day of

September 2005

My Commission expires: 11/26/05
(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY: ROBERT GREENE, ATTORNEY Woodland Street, Nashville, Tennessee 37206	
ADDRESS OF NEW OWNER: Roland Spencer, Jr. (Name) 2521 Oak Forest Drive (Street Address) Antioch, TN 37013 (City) (State) (Zip Code)	SEND TAX BILLS TO: Same (Name) (Street Address) (City) (State) (Zip Code)
MAP & PARCEL NO. 93-16-373	FIELD BOOK NO. 14W-04780

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION; THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Emma Mary Dillard and Lena Elam

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Roland Spencer, Jr.

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot(s) 21, Block C, as shown on the map entitled Hermitage Addition to South Nashville, or record in Plat Book 57, page(s) 42 and 43, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Andrew Gilton and wife, Samella Gilton, by deed of record in Book 1295, page 82, said Register's Office, the said Andrew Gilton having predeceased Samella Gilton, and the said Samella Gilton having since died now survived by her two daughters, Emma Mary Dillard and Lena Elam her sole surviving heirs at law. The said Lena Elam and Lena Gilton are one and the same person.

Affidavit heirship 20060124-0008906

Davidson County DEEDWARR
Recvd: 01/24/06 09:53 2 pgs
Fees:13.00 Taxes:25.90
20060124-0008907

THIS IS _____ IMPROVED PROPERTY KNOWN AS 10 Decatur Street, Nashville, TN

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with 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 our hands this 21st day of September 2005

Emma Mary Dillard

Lena Elam

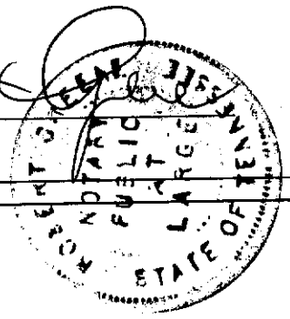
State of Tennessee
County of Davidson

On this 21st day of September, 2005, before me personally appeared Emma Mary Dillard and Lena Elam to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

11/26/05

Notary Public



State of Tennessee
County of _____

On this _____ day of _____, _____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

State of Tennessee
County of _____

On this _____ day of _____, _____, before me personally appeared _____ to me known to appeared _____ or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument in behalf of _____ and acknowledged that _____ executed the same as the free act and deed of _____.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public

State of Tennessee
County of _____

Before me, _____ personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ to be president (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ as _____.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public