Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

State Of Tennessee
County Of Wilson

The actual consideration or value, whichever is greater, for this transfer is $200,000.00

Affiant

Subscribed and sworn to before me this 31st day of January, 2006.

Notary Public
My commission expires: 02/24/08

KATHLEEN A. TOWNSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Address of New Owner:	Send Tax Bills to:	Tax-Information
Modern One 1801 12th Avenue South Nashville TN 37203	New Owner	081-12-0-444.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Angel Medical Pool, a Tennessee Corporation,** hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Modern One, a Tennessee Corporation** , hereinafter called the Grantees, their successors 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 Lot No. 1, on the Plan of Lewis Investments Subdivision, of record in Book 6900, Page 995, amended by Instrument of Correction in Book 7967, Page 966, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Angel Medical Pool Inc., a Tennessee Corporation by deed from Lewis Investments Company, Inc., a Tennessee Corporation, dated November 21, 1995, of record in Book 9867, Page 59, Register's Office for Davidson County, Tennessee.

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.

This property is improved property known as 1320 8th Avenue North, Nashville, TN 37208

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, successors and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind itself, its heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 02/02/06 10:19 2 pg
Fees:13.00 Taxes:740.00
20060202-0012851

WITNESS my hand this 1st day of February, 2006.

BY Theophilus Egbujor for, Angel Medical Pool Inc., a Tennessee Corporation

President

by Grace Egbujor for, Angel Medical Pool Inc., a Tennessee Corporation

Secretary

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Angel Medical Pool Inc., a Tennessee Corporation with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 1st day of February, 2006.

Kathleen Tomlinson
Wilson

My Commission expires 02/24/08

State of Tennessee
County of Wilson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Theophilus Egbujor and Grace Egbujor, with whom I am personally (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they executed the within instrument for the purpose therein contained, and who further acknowledged that they are the President, and Secretary, respectively, of Angel MedicalPool, Inc., a Tennessee Corporation, and that they are authorized by Angel Medical Pool, Inc. to execute this instrument on its behalf by themselves as such President and Secretary.

Kathleen Tomlinson
Wilson

KATHLEEN A. TOMLINSON
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

My Commission Expires: 02/24/08