THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
2525 West End Avenue, Suite 350
Nashville, TN 37203

Our File Number: 23089N

Davidson County DEEDWARR
Recvd: 02/22/06 09:23 2 pg
Fees:13.00 Taxes:934.25
20060222-0020476

MAP/GROUP/PARCEL:
117-7-H/2.9CO

NEW OWNER'S NAME AND ADDRESS:
Thomas McAnally and Charlotte McAnally
3348 Hillsboro Road
Nashville, TN 37215

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, WILLIAM W BIVINS, AS TRUSTEE OF THE WILLIAM W BIVINS REVOCABLE TRUST, hereinafter called Grantor, does hereby transfer and convey unto THOMAS MCANALLY AND WIFE, CHARLOTTE MCANALLY, their heirs and assigns, hereinafter called Grantees, property described as follows:

> LAND in Davidson County, Tennessee, being UNIT No. 3348, on the plan of Roderick Square, a horizontal property regime, according to the Master Deed of record in Book 6867, page 385, in the Register's Office of Davidson County, Tennessee, and more particularly described in Plat Book 6250, page 928, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> The subject property is improved property commonly known as 3348 Hillsboro Road, Nashville, TN 37215.
>
> Being the same property conveyed to the within named Grantor as of record in Instrument No. 20001107-0110488, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with grantees that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

WILLIAM W BIVINS, AS TRUSTEE OF THE WILLIAM W BIVINS REVOCABLE TRUST

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM W BIVINS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the sole trustee of The William W Bivins Revocable Trust, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

DONE at offices in Nashville, Tennessee on this the 10th day of February, 2006.

NOTARY PUBLIC

9/30/06

WILLIAM T. CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $252,500.00.

AFFIANT

Sworn to and subscribed before me, this the 10th day of February, 2006.

NOTARY PUBLIC

9/30/06

WILLIAM T. CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY