03

Realty Title
48-A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 03/13/06 15:53 2 pgs
Fees:13.00 Taxes:518.00
20060313-0028892

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $140,000.00

Affiant

Subscribed and sworn to before me, this 7th day of March, 2006.

Notary Public
My commission expires: 02/22/09

03-0602-33396

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Noble Properties, Inc. 718 Thompson Lane, #108 Nashville TN 37204	New Owner	083-09-0-162.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Ben P. Shields, Jr., General Partner of Shields Rentals, L.P., and Ben P. Shields, Jr., Trustee of the Ben P. Shields, Jr. Revocable Living Trust Agreement dated July 8, 1993, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Noble Properties, Inc., hereinafter called the Grantee, its 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 Part of lots 3, 4 and 5, on the Plan of E.S. Priest Subdivision of part of East Edgefield Addition, of record in Book 161, Page 43, Register's Office for Davidson County, Tennessee.

Beginning on the southerly margin of Woodland St., formerly Lindsley Ave., at a point 3 feet west of the northeast corner of Lot No. 4 of said Subdivision, and running thence westwardly, with the southerly margin of said Woodland St., 50 feet to a point 2 1/2 feet west of the northwest corner of said Lot No. 4; thence in a straight line, southwardly 200-1/6 feet, more or less, to the northerly margin of an alley at a point 4 feet east of the southwest corner of the said Lot No. 4; thence with the northerly margin of said alley, eastwardly 50 feet to a point 4 feet east of the southeast corner of said Lot No. 4; thence in a straight line, northwardly 206 feet 11 inches, more or less to the beginning.

Being the same property conveyed to Shields Rentals, L.P. by quitclaim deed from Maxine H. Shields, Trustee of the Maxine H. Shields Revocable Living Trust Agreement, dated July 16, 1993, dated 12-31-96, of record in Book 10326, Page 545, 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 1306 Woodland Street, Nashville, TN 37206

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, its heirs, successors and assigns, forever. Grantor covenants with Grantee 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 ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, its 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 hand this 7th day of March, 2006.

Shields Rentals, L.P.

Ben P. Shields, Jr., General Partner,
and Ben P. Shields, Jr., Trustee of the
Ben P. Shields, Jr. Revocable Living
Trust Agreement dated July 8, 1993

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Ben P. Shields, Jr., Trustee of the Ben P. Shields Revocable Living Trust Agreement dated July 8, 1993 , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained and in the capacity thereof.

Witness my hand in Nashville, TN, this 7th day of March, 2006.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

My Commission expires 02/22/09

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Ben P. Shields, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is a General Partner of Shields Rentals, L.P., and that he is authorized by Shields Rentals, L.P. to execute this instrument on its behalf by himself as such General Partner.

Witness my hand in Nashville, TN, this 7th day of March, 2006.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

My commission expires: 02/2209