This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 03/30/06 08:04 2 pgs
Fees:13.00 Taxes:573.13
20060330-0035831

ADDRESS NEW OWNER:
Nathan T. Scott
513 Foothill Drive
Nashville, Tennessee 37217

SEND TAX BILL TO:
GMAC Mortgage Corp.
100 Witmer Rd.
Horsham, PA 19044

MAP 119-3
GROUP
PARCEL 158

MORTGAGEE:
GMAC Mortgage Corp.
103 Continental Place, Ste 120
Brentwood, TN 37027

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, John T. Eddleman, married*, hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does hereby transfer and convey unto Nathan T. Scott and wife, Julie D. Scott, hereinafter called the "GRANTEES", their heirs 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. 86 on the Plan of Section 2, Hill-N-Dale, of record in Plat Book 4175, page 5, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Said Lot fronts 90.24 feet along the northerly margin of Foothill Drive and runs back 143.33 feet on the southwesterly line and 152.00 feet on the northeasterly line to a line in the rear measuring 90.66 feet thereon.

Being the same property conveyed to John T. Eddleman by deed from Herol Crowder, Reuben Cravens, Houston T. Ezell, Thomas H. Tolbert, Harris C. Smith, Trustees of Vultee Church of Christ of record in Book 5108, page 889, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2006 and subsequent years.

This is improved property known as 513 Foothill Drive, Nashville, Tennessee 37217.

***Laura L. Eddleman hereby joins in this conveyance to transfer all of her right, title, and interest in the subject property, marital or otherwise.**

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 and assigns , forever, and, GRANTOR does covenants with the said GRANTEES that he is lawfully seized 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; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 the 27th day of March, 2006.

John T. Eddleman

Laura L. Eddleman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, John T. Eddleman and Laura L. Eddleman, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 27th day of March, 2006.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 7/19/2008

ROBERT M. LOFFI NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $152,900.00.

AFFIANT

Subscribed and sworn to before me on this 29th day of March, 2006.

NOTARY PUBLIC

My Commission Expires: 8/11/07

ROSEMARY P. SMITHSON NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.