RECORD AND RETURN TO:
CLOSING & TITLE SERVICES INC
533 RIVERGATE PARKWAY
GOODLETTSVILLE TN 37072

THIS INSTRUMENT PREPARED BY:	PROPERTY OWNER AND MAIL BILLS TO:	PROPERTY ADDRESS:	INDEXING INSTRUCTIONS:
Kay K. Bains Bradley Arant Rose & White LLP One Federal Place 1819 5th Avenue North Birmingham, AL 35203	FIRST STATE BANK ATTN: CHARLOTTE HARTFORD 115 W. WASHINGTON AVENUE UNION CITY, TN 38281	4329 HARDING ROAD NASHVILLE, TN 37205 **TAX PARCEL NO:** MAP 103-15 PARCELS 26,27,28,34	

LIMITED WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, that **REGIONS BANK**, an Alabama banking corporation, successor by merger to **REGIONS BANK OF TENNESSEE**, a Tennessee banking corporation, successor by merger to **SECURITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE**, a federally chartered association ("Grantor"), for and in consideration of the sum of Ten and 00/100 Dollars ($10.00), to it paid by **FIRST STATE BANK**, a Tennessee banking corporation ("Grantee"), does hereby grant, bargain, sell, and convey to Grantee, its successors and assigns forever, the following described Property:

Being the same property conveyed to Security Federal Savings and Loan Association of Nashville, a federally chartered association, of record in Book 5068, page 550, Register's Office for Davidson County, Tennessee, which property is more particularly described as follows:

TRACT I:

Land in Davidson County, Tennessee, being the easterly 25.25 feet of the westerly 40 feet of Lot No. 2 on the Plan of the Kenner Maner Land Company's Second Subdivision of the Kenner Tract, as of record in Book 421, page 100, Register's office for said County.

Said part of Lot No. 2 fronts 25.25 feet on the southerly side of West End Avenue or Harding Read and extends back, between parallel lines, 200 feet to the northerly line of Lot No. 4.

TRACT II:

Land in Davidson County, Tennessee, being the southerly 125 feet of Lot No. 3 and of the westerly 14.75 feet of Lot No. 2 on the Plan of Kenner Maner Land Company's second subdivision of the Kenner Tract, as of record in book 421, page 100, Register's office for said County.

BEGINNING at a point in the easterly margin of Kenner Avenue, 75 feet from the point of its intersection with West End Avenue, which is the northwest corner of Lot No. 3, thence southwardly with the easterly

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margin of Kenner Avenue, being also the westerly margin of Lot No. 3, 125 feet to the southwest corner of Lot No. 3, thence eastwardly with the southerly margin of Lot No. 3, 100.25 feet to the southeast corner of Lot No. 3, thence eastwardly with the southerly margin of Let No. 2, 14.75 feet to a point, thence northwardly 125 feet parallel with the easterly margin of Kenner Avenue to a point, thence westwardly parallel with the southerly margin of Lots Nos. 2 and 3, 115 feet to the point of beginning.

TRACT III:

Land in Davidson County, Tenneesee, described as follows:

BEGINNING at a point where the south line of Harding Road intersects the east line of Kenner Avenue; thence east along the southerly margin of Harding Road 115 feet to a point; thence south at right angles a distance of 75 feet to a point; thence west at right angles a distance of 115 feet to a point in the easterly margin of Kenner Avenue; thence north at right angles along the easterly margin of Kenner Avenue a distance of 75 feet to the point of beginning. This lot is bounded on the north by Harding Road, on the west by Kenner Avenue, on the south and east by property of Freston N. Bissinger and Marvin L. Bissinger.

Together with all the rights, tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

This conveyance is subject to:

1. All easements, restrictions, encumbrances and other matters of record.

2. Ad valorem taxes for the 2006 tax year and all subsequent years.

Grantor does hereby covenant and agree that it shall forever warrant and defend unto Grantee, its successors and assigns, the right and title of said Property against every person whomsoever lawfully claiming or to claim the same, or any part thereof, by, through, or under Grantor, but not otherwise.

[Remainder of Page Intentionally Blank]

WITNESS MY HAND this 27th day of March, 2006.

REGIONS BANK, an Alabama banking corporation

By: Robert A. Arndt
Its: Vice President and Director of Corporate Services

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

On this the 27 day of March, 2006, before me, Kay K. Bains, the undersigned officer, personally appeared Robert A. Arndt, who acknowledged himself to be the Vice President and Director of Corporate Services of Regions Bank, an Alabama banking corporation, and that he, as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as such officer.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

[Affix Notarial Seal]

Kay K. Bains
Notary Public
My commission expires 10-10-08

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: Two Million Five Hundred Thousand and No/100 Dollars ($2,500,000.00).

Daniel R. Hawkins
Affiant

Sworn to and subscribed before me, this 28th day of March, 2006.

Notary Public
My Commission Expires: 2-10-08

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.
My Commission Expires Feb 10, 2008