RETURN TO:
GRISSIM TITLE & ESCROW, LLC
2309 Crestmoor Road, Suite 300
Nashville, TN 37215

Prepared by:
Amy Cross Nance
Attorney at Law
1600 Westgate Circle Suite 125
for
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, this transfer is $270,500.00

Affiant

Subscribed and sworn to before me, this 30th day of November 2005.

Notary Public
My commission expires: My Commission Expires JAN. 24, 2009

JEFFREY M. GRISSIM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 04/04/06 10:35 2 pgs
Fees:13.00 Taxes:1000.85
20060404-0038183

Address of New Owner: Information	Send Tax Bills to:	Tax
Mark A. Rowan 5105 Nevada Nashville TN 37209	Mark Rowan 1707 Rudder Lane Knoxville, TN 37919	091-15-0-385.00

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(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Lynn M. Williford, an unmarried person, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Mark A. Rowan, a married person, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being part of Block No. 16 on the Plan of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, as shown on plat of record in Plat Book 421, page 18, in the Register's Office for Davidson County, Tennessee.

Said part of Block No. 16 fronts 40 feet on the southerly side of Nevada formerly 3rd Avenue and runs back between parallel lines, parallel with 120 feet west of the westerly margin of 51st Avenue, North, 150 feet to an alley.

Being the same property conveyed to Lynn M. Williford in Instrument No. 20040901-0105838, recorded 9/1/04, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) Taxes for the year 2006, a lien, which are not yet due and payable. Tax Parcel No. 091-15-0-385.00 2) All matters shown on Plat recorded in Book 421, page 18.

This property is improved property known as 5105 Nevada, Nashville, Tennessee 37209

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 my hand this 29th day of November, 2005.

Lynn M. Williford

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lynn M. Williford, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 22nd day of June, 2005.

Notary Public

My Commission expires: 4/2/10

FILE NO: WG1235

Amy Cross Nance
State of Tennessee Notary Public