THIS INSTRUMENT PREPARED BY:

JAMES C. DALE III
Attorney at Law
221 Fourth Avenue North, Fifth Floor
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON_)

The actual consideration or value, whichever is greater, for this transfer is $ 320,000.

Affiant

Subscribed and sworn to before me this 31 day of March, 2006.

Notary Public
My commission expires: 5/19/07

WILLIAMSON COUNTY J. NICHOLS SHELTON STATE OF TENNESSEE NOTARY PUBLIC

Address New Owner as Follows:
Rodney Wise
4108 Monterest Drive
Nashville TN 37215

Send Tax Bills:
Same

Map/parcel No.:
Parcel N. 158-080/016.00

Davidson County DEEDWARR
Recvd: 04/06/06 13:48 2 pgs
Fees:13.00 Taxes:1184.00
20060406-0039832

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ***($10.00),*** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Thomas R. Martin III** and **Mary E. Martin Clark,** hereinafter referred to as "Grantors", sole heirs of Mary Ann Martin, deceased, have bargained and sold, and by these presents do transfer and convey unto **Rodney Wise,** hereinafter referred to as "Grantee", his heirs and assigns, a certain improved parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 555 on the Plan of Hillsboro Park, Section 10, as of record in Book 2900, Page 73, Register's Office for said County, and described as follows:

Beginning at a point in the Southwesterly margin of Kingsbury Drive, at the corner of Lots 554 and 555; thence with the line between said lots, Southwesterly 354.0 feet to a point; thence Northwesterly 330 feet to the Southerly margin of Lamar Drive; thence with the margin of said drive, Northeasterly 248.2 feet to the beginning of a curve; thence around said curve, Easterly 39.8 feet to the margin of Kingsbury Drive; thence with the margin of the same, Southeasterly partly around a curve, 212.1 feet to the beginning.

Being the same property conveyed to Thomas R. Martin, Jr. and wife, Mary Ann Martin, by warranty deed from Charles A. Terrell and wife, Martha I. Terrell, of record in Book 4434, Page 594, Register's Office for Davidson County, Tennessee, the said Thomas R. Martin, Jr. and Mary Ann Martin, being both deceased, with Thomas R. Martin, Jr. predeceasing Mary Ann Martin. The estate of Mary Ann Martin is being administered in the Probate Court for Davidson County, Tennessee, under Docket No. 05P639.

This conveyance is made subject to:

1. 2006 taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in Instrument of Record in Book 2435, Page 237, Book 2596, Page 23, Book 2603, Page 440, Book 3836, Page 620, and Book 4207, Page 397, Register's Office for Davidson County, Tennessee.

3. Matters shown on the Plan of record in Book 2900, Page 73, Register's Office for said County.

This is improved property known as 1749 Kingsbury Drive, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title, and interest thereto belonging to said Grantee, his heirs and assigns, forever; and Grantors do covenant with said Grantee that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said land to said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 31st day of March, 2006.

Mary E Martin Clark
Mary E. Martin Clark

Thomas R. Martin III by
Thomas R. Martin III James C Dale III, attorney in fact
By James C. Dale III, Attorney-in-Fact

"Grantors"

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 31st day of March, 2006, before me personally appeared James C. Dale III, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Thomas R. Martin III and acknowledged that such person executed the same as the free act and deed of Thomas R. Martin III.

WITNESS my hand and seal at office in Nashville, Tennessee, this 31st day of March, 2006.

Anita J. Settle
NOTARY PUBLIC
My Commission Expires: 5/24/2008

ANITA J. SETTLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Anita J. Settle, a Notary Public in and for said State and County, the within named **Mary E. Martin Clark,** with whom I am personally acquainted, and who made oath that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 31st day of March, 2006.

Anita J. Settle
NOTARY PUBLIC
My Commission Expires: 5/24/2008

ANITA J. SETTLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.