BOX 50-B

~~PREPARED BY:~~ RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Robert W. Hartman and wife, Jacqueline L. Hartman	1st Trust	09D-76083
1085 General Gieorge	P.O. Box 17257	142-09-0-D
Patton	Memphis TN	
Nashville, TN 37221	38187	

This instrument prepared by : Robert J. Notestine III, Attorney, 4515 Harding Pike, Suite 315, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Rebecca B. Fritts, a widower** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Robert W. Hartman and wife, Jacqueline L. Hartman** (The "Grantees"), their heirs and assigns , a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Unit No. 1085, together with the Carport designated No. 1085-C, in River Plantation, Section Six, Phase One, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Six, Phase One, Condominium Apartments, recorded in Book 5200, page 359 and 360, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5794, page 526, Register's Office for Davidson County, Tennessee, to which reference is hereby made.

Being the same property conveyed to Earl G. Fritts and wife, Rebecca B. Fritts by Warranty Deed from Haury & Smith, Inc., of record in Book 6451, page 281, said Register's Office for Davidson County, Tennessee. The said Earl G. Fritts has since died on November 3, 2002, and upon his death, title was vested in Rebecca B. Fritts as the sole surviving tenant by entirety.

This conveyance is subject to the following:

1. Taxes for the year 2006 and subsequent years.
2. Subject to all matters shown on the plat of record in Plat Book 5200, page 347, 359, and 360 and Plat Book 5807, page 669, said Register's Office.
3. By-Laws of record in Book 5794, page 539, said Register's Office.
4. Master deed of record in Book 5794, page 526, Instrument No. 20050504-0050172, Register's Office for said County.
5. Utility Easement of record in Book 3770, page 6, Book 2274, page 547, Register's Office for said County.
6. Ingress/Egress to Graveyard of record in Book 174, page 70, Register's Office for said County.
7. Conveyance to BellSouth of record in Book 4755, page 72 and Book 4861, page 763, Register's Office for said County.
8. Rules and Regulations of record in Book 5794, page 563, Register's Office for said county.

This is unimproved property commonly known as 1085 General George Patton, Nashville, TN37221.

Davidson County DEEDWARR
Recvd: 04/21/06 10:55 2 pgs
Fees:13.00 Taxes:684.50
20060421-0045870

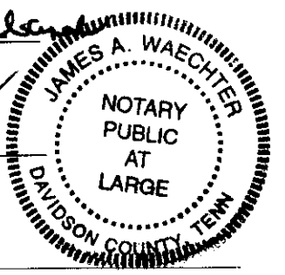
[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $185,000.00.

Affiant

Subscribed and sworn to before me this 19 day of April, 2006.

Notary Public



My Commission Expires: 1-26-07

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 19th day of April, 2006.

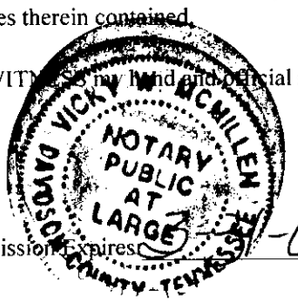
Rebecca B. Fritts

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of April, 2006, before me personally appeared the undersigned, a Notary Public in and for said County and State, the within named Rebecca B. Fritts the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged and executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 19th day of April, 2006.

Notary Public



My Commission Expires: 1-26-07