THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE, COUNTY OF DAVIDSON
HARRIS TITLE & ESCROW, LLC 40 Burton Hills Boulevard Suite 150 Nashville, Tennessee 37215 615.665.9766 **Record and Return to:** HARRIS TITLE & ESCROW, LLC 40 Burton Hills Boulevard Suite 150 Nashville, Tennessee 37215	The actual consideration or value, whichever is greater, for this transfer is: $827,500.00. Affiant Subscribed and sworn to before me this 31st day of May, 2006. Notary Public My commission expires:

JAMES T. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 23, 2009

Davidson County DEEDWARR
Recvd: 06/01/06 09:48 2 pg:
Fees:13.00 Taxes:3061.75

20060601-0064263

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	TAX MAP-PARCEL NUMBERS:
Frances S. Lunsford Trustee of the Ethel Lunsford Management Trust 713 Greeley Drive Nashville, TN 37205	New Owner	Map 115-04 Parcel 44

FOR AND IN CONSIDERATION of the sum of ten dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Mary Coble Follin**, an unmarried person, (the "Grantor") has this day bargained and sold, and does hereby transfer and convey **to Frances S. Lunsford, Trustee of the Ethel Lunsford Management Trust** (the "Grantee"), Grantee's successors, heirs, and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot Nos. 258 and 259 on the Plan of Hillwood Estates, Section 10, as of record in Book 2331, pages 95 and 96, said Register's Office to which reference is hereby made for a more complete description.

Included in the above but expressly excluded therefrom is the following described property conveyed to Martha Haury Thompson of record in Quitclaim Deed of record in Book 10762, page 284, said Register's Office.

Being the southeasterly part of Lot No. 259 on the Map of Hillwood Estates, Section 10, of record in Book 2331, pages 95 and 96, said Register's Office.

Said part of Lot No. 259 fronts 170 feet on the westerly side of Greeley Drive and runs back between lines 320 feet more or less on the northwesterly line and 352.85 feet on the southeasterly line to a dead line on which it measures 180 feet.

Being part of the same property conveyed to Webb Follin, Jr. and wife, Mary Coble Follin, by installment deed from H. G. Hill Realty Company, of record in Book 2496, page 67, Register's Office for Davidson County, Tennessee; the said Webb Follin, Jr., having since died.

This conveyance is made subject to:

1. Taxes for the year 2006, which have been prorated and assumed by the Grantees.
2. All matters shown on the plan of record in Book 2331, pages 95 and 96, Register's Office of Davidson County, Tennessee.
3. Restrictions and Conditions contained in the Deed of record in Book 2496, page 67, Register's Office of Davidson County, Tennessee.

This is improved property known as: 713 Greeley Drive, Nashville, TN 37205

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to Grantee and Grantee's successors, heirs and assigns, forever. **GRANTOR COVENANTS** that she is lawfully seized of said land in fee simple, has a good right to convey it, and that the same is unencumbered unless otherwise indicated in this document. **GRANTOR FURTHER COVENANTS** and binds herself and her successors, heirs, and assigns to warrant and forever defend the

title to said land to Grantee and Grantee's successors, heirs, and assigns against the lawful claims of all persons.

WITNESS THE EXECUTION HEREOF this 31st day of May, 2006.

Mary Coble Follin

Mary Coble Follin

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared Mary Coble Follin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, at office, this 31st day of May, 2006.

Notary Public

My commission expires:

JAMES T. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 23, 200