This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
John Carter Toole
908 Buford Place
Nashville, Tennessee 37204

MORTGAGEE:
Wells Fargo Bank, NA
2701 Wells Fargo Way
Minneapolis, MN 55408

Davidson County DEEDWARR
Recvd: 06/06/06 10:24 2 pgs
Fees:13.00 Taxes:1424.13
20060606-0066622

SEND TAX BILL TO:
Wells Fargo Bank, NA
2701 Wells Fargo Way
Minneapolis, MN 55408

MAP 132-10
GROUP
PARCEL 60

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Felicia S. Carson Gates, married*, hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does hereby transfer and convey unto John Carter Toole and wife, Barbara M. Toole, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 146 on the Plan of Rolling Meadows, of record in Plat Book 1424, page 98 and 99, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Felicia S. Carson, unmarried by deed from Robert W. Queen and wife, Cheryl K. Queen of record in Instrument no. 20030502-0058917, Register's Office for Davidson County, Tennessee. Felicia S. Carson is now married and known as Felicia Gates.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2006 and subsequent years.

This is improved property known as 908 Buford Place, Nashville, Tennessee 37204.

***Lawrence B. Gates hereby joins in this conveyance to transfer all of his right, title, and interest in the subject property, marital or otherwise.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and, GRANTOR does covenants with the said GRANTEES that she is 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; and, GRANTOR, does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 our hands this the 31st day of May, 2006.

Felicia S. Carson Gates by Todd Carson as Attorney-in-fact

Lawrence B. Gates by Todd Carson as Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State,Todd Carson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he is the Attorney-in-fact for Felicia S. Carson Gates and Lawrence B. Gates, the bargainors, and that as said Attorney-in-fact he executed the within Warranty Deed for the purposes therein contained by signing the names of Felicia S. Carson Gates and Lawrence B. Gates as their free act and deed.

WITNESS my hand and official seal this 31st day of May, 2006.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 7/19/2008

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $384,900.00.

AFFIANT

Subscribed and sworn to before me on this 31st day of May, 2006.

NOTARY PUBLIC

My Commission Expires: 4/22/09