313 Quiet Lee

This instrument prepared by:
Thomas N. Jones & Associates
339 Main Street, Suite 100
Franklin, TN 37064
Attn: Cynthia Gore

Davidson County DEEDWARR
Recvd: 06/30/06 15:01 2 pgs
Fees:13.00 Taxes:1110.00
20060630-0078784

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
The Bacon Group 6600 Hwy 100 Nashville, TN 37205	**same**	**130-09-0-105.00**

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Johnnie A. Fields, widow**, hereinafter called the Grantor(s), have bargained and sold and by these presents do transfer and convey unto **The Bacon Group, Inc.,** hereinafter called the Grantee(s), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Being Lot No. 22 of Block 4, on the Map of the Highlands of Belle Meade, as of record in Book 547, page 180, Register's Office for said County.
>
> Said Lot No. 22 fronts 100 feet on the easterly side of Page Road, and runs back between lines, 167.8 feet on the north line and 168.75 feet on the south line, to a dead line in the rear on which it measures 100 feet.
>
> Being the same property conveyed to Harry M. Fields and wife, Johnnie A. Fields by deed from First American National Bank, Trustee, under the Will of Virginia Benton, dated August 30, 1965, of record in Book 3930, page 27, RODC, TN. Harry M. Fields having since died.

SUBJECT TO THE FOLLOWING:

1. 2006 Taxes are a lien, but not yet due and payable.
2. The Plan of record in Book 547, page 180, RODC, TN.
3. Subject to any and all building and zoning regulations of City, County and State.
4. Subject to notes on Plan of record.

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;

AND I COVENANT with the said Grantee(s) that I am lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND I FURTHER covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, 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.

This ( ) unimproved (X) improved property is known as: 306 Page Road, Nashville, TN 37205

WITNESS MY HAND(S) THIS 30TH DAY OF JUNE, 2006 IN FRANKLIN, TENNESSEE.

Power of Atty of record in
Inst. No. _____
Register's Office of Davidson County, TN.

SELLER: Johnnie A. Fields

By: Cynthia A. Fields
Cynthia A. Fields, Atty in fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary for said State and County, Cynthia A. Fields, with Power of Attorney for Johnnie A. Fields the within named bargainor(s) with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument on behalf of Johnnie A. Fields as her attorney in fact for the purposes therein contained.

Witness my hand this 30th day of June, 2006 in ~~Franklin~~ Nashville, TN.

Notary Public

My Commission Expires: 8-12-06

LEIGH ANN WILLIAMSON NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this ~~transfer~~ is $300,000.00.

Affiant

Sworn to and subscribed to me, the undersigned, this 30th day of June, 2006, in Franklin, Tennessee.

Notary Public

My Commission Expires: _____

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 27, 2007

TNJ/cg/18032.2006