This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

Davidson County DEEDWARR
Recvd: 07/18/06 10:14 2 pgs
Fees:13.00 Taxes:647.50
20060718-0086276

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $175,000.00.

Michelle Locke
Affiant

Subscribed and sworn before me this the 14th day of July, 2006.

Margaret Ann Smith
Notary Public
My commission expires: 3/26/07

MARGARET ANN SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

WARRANTY DEED

Address of New Owner:
Metro Construction Rehab, Inc.
504 Russell Street
Nashville, TN 37206

Send Tax Bill to:
SAME

Tax Information:
082-15-B-198.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Steven Joel Friddell, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Metro Construction Rehab., Inc., hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 16 on the Plan of Zollicoffer's Addition to Edgefield, now East Nashville, as of record in Book 19, page 162.

Said Lot fronts 50 feet on the southerly side of Russell Street, and runs back between parallel lines, 174 feet to an alley.

Being the same property conveyed to Steven Joel Fiddell by deed from Ramon A. Nelms, Sole Heir at Law of Sarah Martha Nelms, deceased, dated August 30, 1996, of record in Book 10174, page 594, Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 504 Russell Street, Nashville, TN 37206.

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, successors and/or assigns, forever. Grantors covenant with Grantees 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 ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 my hand this the 14th day of July, 2006.

Steven Joel Friddell

18122.2006/mo

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Steven Joel Friddell, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of July, 2006.

My commission expires:
11/22/08

Notary Public

