Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
Daniele Caroleo 2823 Woodlawn Drive Nashville TN 37215	Same	Southeast Title 555 Marriott Dr., S-170 Nashville, TN 37214

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $235,000.00

Map & Parcel No.
104-14 40.00

Davidson County DEEDWARR
Recvd: 09/11/06 12:11 3 pgs
Fees:18.00 Taxes:869.50
20060911-0112105

Affiant
Subscribed and sworn to before me on 08/31/06.

Notary Public

GIB VAN DER HEYDEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES 05/31/2007

My Commission Expires:_____

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, David H. Hammett and Sarah M. Hammett, (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Daniele Caroleo, (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being part of Lot Nos. 16 and 17 on the Map of Sharondale Subdivision, as of record in book 332, page 119, Register's Office for said county, being Lot No. 4 on an unrecorded Map of W.T. Clark's Subdivision, described according to a survey made by Pete Mayer, Surveyor, January 22, 1946, as follows:

Beginning on the southeasterly margin of Woodlawn Drive at a point 180.3 feet southwesterly of the southwesterly right of way line of the Tennessee Central Railroad, said point being the corner of Lot Nos. 3 and 4; thence with the line between said Lot Nos. 3 and 4 southeastwardly 165 feet; thence southwestwardly 55 feet; thence northwestwardly 164 feet to the southeasterly margin of said Drive; thence with the margin of said Drive, northeastwardly 60 feet to the beginning.

Being the same property conveyed to David H. Hammett by Warranty Deed from Vincent W. Foushee and wife, Linda Foushee, dated December 27, 2001, of record in Instrument No. 20020102-0000426, Register's Office for said County.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 2823 Woodlawn Drive, Nashville, TN 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 08/31/06.

David H. Hammett as atty in fact
Sarah M. Hammett

David H. Hammett

Sarah M. Hammett

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, ~~David H. Hammett and~~ Sarah M. Hammett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 31st day of August, 2006.

Notary Public

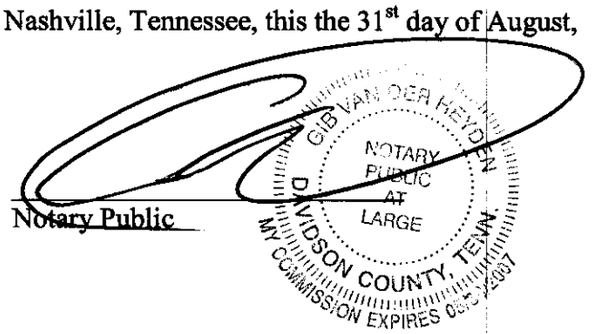
G. S. VAN DER HEYDEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES 05/30/2007

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of August 2006, before me the undersigned, a Notary Public in and for said County and State, personally appeared Sarah M Hammett to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of David H. Hammett and acknowledged that she executed the same as the free act and deed of the said David H. Hammett.

Witness my hand and official seal at Nashville, Tennessee, this the 31st day of August, 2006.



Notary Public