This instrument prepared by
Stewart Title Guaranty Company
1980 Post Oak Blvd
Houston, TX 7056

STATE OF TN
COUNTY OF Wilson

The actual consideration or value, whichever is greater, is
$ 352,000

Affiant

Subscribed and sworn to before me this 15 day of September, 2006.

Notary Public

My Commission Expires: 6/19/07

Davidson County DEEDWARR
Recvd: 09/25/06 10:58 3 pgs
Fees:18.00 Taxes:1302.40
20060925-0118362

MANDY ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

Send Tax Bills to: Bank of America 9000 Southside Blvd Jacksonville FL. 32256
Address New Owner:
4565 WINFIELD DRIVE
NASHVILLE, TN 37211

Map & Parcel
172-14-0-B-023.00

## SPECIAL WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, N. P. DODGE, JR., AS TRUSTEE UNDER THE TRUST AGREEMENT DATED THE 14th DAY OF OCTOBER, 1985, AND KNOWN AS THE TRUST BETWEEN NATIONAL EQUITY, INC., A NEBRASKA CORPORATION AND N. P. DODGE, JR., herein called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Charles T. Rose, an unmarried person, hereinafter called the Grantee, her heirs and assigns, a certain tract of land in DAVIDSON County, Tennessee, described as follows:

**SEE ATTACHED EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**

Subject to easements, restrictions, covenants, agreements and mineral exceptions, if any, of record.

This is improved property known as 4565 WINFIELD DRIVE NASHVILLE, TENNESSEE 37211.

TO HAVE AND TO HOLD said tract of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees, their heirs and assigns, forever.

Grantor does hereby covenant with Grantee that Grantor has not made, done, executed, allowed or suffered any act, instrument or thing whatsoever whereby said land, or any part thereof, now or at any time hereafter shall be charged or encumbered in any manner whatsoever; and Grantor does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons claiming by, through or under said Grantor, but not otherwise.

WITNESS my hand this 15 day of September, 20 06

N. P. DODGE, JR., TRUSTEE

STATE OF Nebraska
COUNTY OF Douglas

Before me, the undersigned Notary Public, of the state and county mentioned, personally appeared N.P. DODGE, JR., TRUSTEE with whom I am personally acquainted, and who, upon oath, acknowledged such person to be the Trustee of Trust Agreement of the within named bargainor, and that he as such Trustee, executed the foregoing instrument for the purpose therein contained, by personally signing the name of N. P. DODGE, JR., as Trustee.

Witness my hand and seal, at office in Nebraska, this 15 day of September, 20 06

Notary Public

GENERAL NOTARY - State of Nebraska
JENNIFER L. CLAPPER
My Comm. Exp. Jan. 22, 2007

My Commission Expires: 01/22/2007

File No.: 260700668

# EXHIBIT A

BEING Lot No. 23 on the Plan of Winfield Park, Phase 1, Section 1, Revision 1, as shown by plat of record in Plat Book 9700, Page 765-768 as revised in Instrument No. 20010313-0024108, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to N. P. Dodge, JR., as Trustee under the Trust Agreement dated the 14th Day of October, 1985, and known as the Trust between National Equity, Inc., a Nebraska Corporation and N.P. Dodge, Jr by deed from Edward W. Keller, and Wife, Deejay Keller of record in Instrument No. 20060925-0118361, Register's Office for said County.