WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $213,000.00

Martha F. Stephens
AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 29TH DAY OF JANUARY, 2007

Jennifer O Dunlap
NOTARY PUBLIC

MY COMMISSION EXPIRES 9/19/09

Davidson County DEEDWARR
Recvd: 01/31/07 10:39 2 pgs
Fees:13.00 Taxes:788.10
20070131-0012730

DAVIDSON COUNTY JENNIFER S DUNLAP STATE OF TENNESSEE NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.O. 1256 Seaboard Lane, G-104, Franklin, TN 37067
file # 07-01928 STEPHENS

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Martha F. Stephens	Same	104-06-0N-407.00 CO
407 Rose Hall		
Nashville, TN 37212		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

DAVID J. GLASS, AN UNMARRIED MAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

MARTHA F. STEPHENS, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 407 Rose Hall, Nashville, TN 37212

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, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 on the 29th day of January, 2007.

David J. Glass

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named,DAVID J. GLASS, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 29th day of January, 2007.

Notary Public

My Commission Expires:

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN MY COMMISSION EXPIRES MAY 14, 2009

EXHIBIT A - LEGAL DESCRIPTION

A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 407, ON THE PLAN OF ROSE HALL CONDOMINIUMS, OF RECORD IN PLAT BOOK 6900, PAGE 379, SAID REGISTER'S OFFICE, WHICH AMENDS LOTS 37, 38, 39, 40 AND 41 OF BRANSFORD REALTY COMPANY'S WEST END AVENUE PLACE OF RECORD IN BOOK 332, PAGE 15, SAID REGISTER'S OFFICE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO DAVID J. GLASS, UNMARRIED BY WARRANTY DEED FROM DAVID L. FRANKUM AND WIFE, AMY LYNN FRANKUM , RECORDED ON THE 2ND DAY OF JUNE, 2004 IN INSTRUMENT NO. 20040602-0064188, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein.