WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 520,000.00 AFFIANT SUBSCRIBED AND SWORN TO ME ON THE 29TH DAY OF JANUARY, 2007. NOTARY PUBLIC MY COMMISSION EXPIRES

CHAD I. PEARMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires July 19, 2008

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 07-01920 SIX ONE FIV

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Six One Five Properties, LLC		MAP:
200 Kensington Park	4094 Hillsboro Rd Ste 203	Parcel:117-13B-126.00 CO
Nashville, TN 37215	Nashville, TN 37215	

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,

KATHLEEN H. SCHKLAR, AN UNMARRIED WOMAN

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

SIX ONE FIVE PROPERTIES, LLC

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 200 Kensington Park, Nashville, TN 37215

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.

Kathleen H. Schklar

Kathleen H. Schklar

Davidson County DEEDWARR
Recvd: 02/02/07 15:07 2 pgs
Fees:13.00 Taxes:1924.00
20070202-0014253

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named, KATHLEEN H. SCHKLAR, the bargainor(s), 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 Brentwood, Tennessee , this 29th day of January, 2007.

Notary Public

My Commission Expires:

CHAD I. PEARMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires July 19, 2008

EXHIBIT A - LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 200 ON THE PLAN OF PHASE ONE OF ABBOTTSFORD, AS OF RECORD IN PLAT BOOK 6250, PAGES 419 THRU 421, AMENDED IN BOOK 6771, PAGE 683, AND BOOK 6800, PAGE 164, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO KATHLEEN H. SCHKLAR, UNMARRIED, BY WARRANTY DEED FROM TERRY F. TOMLINSON, UNMARRIED, RECORDED ON THE 19TH DAY OF JUNE, 2000 IN INSTRUMENT NO. 20000619-0060625, 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.