This Instrument Was Prepared By:
Stockton Title and Escrow, LLC
5110 Maryland Way, Ste. 320
Brentwood, TN 37027

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John P. Parker and wife, Shawanda L. Galbreath-Parker** (hereinafter collectively referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Stacy Flemings, a single woman** (hereinafter referred to as "Grantee") its successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

See Exhibit "A" for Legal Description

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 8 day of February, 2007.

John P. Parker

Shawanda L. Galbreath-Parker

Davidson County DEEDWARR
Recvd: 02/14/07 11:02 3 pgs
Fees:18.00 Taxes:462.13
20070214-0018730

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **John P. Parker and wife, Shawanda L. Galbreath-Parker**, to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 8 day of February, 2007

GRANT B. STOCKTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008

Notary Public

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$124,900.00** which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 8 day of February, 2007.

Notary Public

My Commission Expires:_____

Map and Parcel: 071-11-0-125.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:

Stacy Flemings
1603 Meridian Street
Nashville, TN 37207

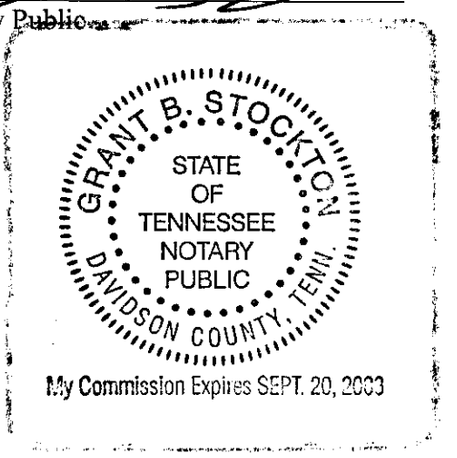


Exhibit A

BEING Part of Lot 68 and Part of Lot 71 on the plan of Trinity Heights Addition as of record in Book 161, Page 38, Register's Office, Davidson County, Tennessee and further described according to a mortgage loan inspection made by Campbell, McRae and Assocaties Surveying, Inc. dated June 13, 1998 as follows:

Beginning at a point in the easterly margin of Meridian Street; said point being the northwest corner of Lot 71; thence leaving said Meridian Street in a easterly direction 194 feet to a point; thence south 75 feet; thence west 194 feet to a point in the easterly margin of Meridian Street; thence along said street in a north direction 75 feet to the point of beginning.

Being the same property conveyed to John P. Parker and wife, Shawanda L. Galbreath, by Warranty Deed from James E. Berry, unmarried dated 07/08/98, and recorded 07/14/98 in Book 11018, page 715, Register's Office for Davidson County, Tennessee.