OLD REPUBLIC

National Title Insurance Company
201 Fourth Avenue North, Suite 150
Nashville, Tennessee 37219-2011

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 25th
DAY OF June

NOTARY PUBLIC

My Commission expires:

THIS INSTRUMENT PREPARED BY:
Devereaux D. Cannon, Jr., Attorney, 201 Fourth Avenue, North, Nashville, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
John L. Winchester Charles V. Duncan (NAME)	Same (NAME)	82-11-156
300 Peabody St. Suite B (ADDRESS)	(ADDRESS)	82-7-539
Nashville, TN 37210 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

WILLIAM M. BRYANT, JR.

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

JOHN L. WINCHESTER AND CHARLES V. DUNCAN

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 ATTACHED EXHIBIT "A"

Davidson County DEEDWARR
Recvd: 06/29/07 10:32 3 pgs
Fees:18.00 Taxes:407.00
20070629-0077747

This is unimproved (X) improved ( ) property, known as 410 AND 420 Marina Street - Nashville, Tennessee
(House Number) (Street) (City) (State) (Zip)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. We do covenant with said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs 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 our hands this 25th day of June, 2007.

WILLIAM M. BRYANT, JR.

By: Lee H. Whiteside, Atty-in-Fact

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named LEE H. WHITESIDE to me known to be the person who executed the foregoing instrument on behalf of William M. Bryant, Jr., and acknowledged that he executed the same as the gree act and deed of the said William M. Bryant, Jr.

Witness my hand and official seal at office this 26th day of June, 2007.

My Commission expires:

BRANDY K. PARR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires NOV. 22, 2010

Notary Public

STATE OF TENNESSEE }
County of }

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

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

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

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

EXHIBIT "A"

TRACT I: Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of James E. Ward's Resubdivision of Lots 19 through 30 and part of Lot 31 on the Plan of W. L. Foster's Second Addition of record in Book 21, page 49, and of record in Book 5200, page 156, Register's Office for Davidson County, Tennessee.

Beginning at a point 181.90 feet south of the southerly margin of Marina Street; thence, easterly 250.82 feet to a point in the westerly right-of-way of the L & N Railroad; thence, southerly along said right-of-way 193.67 feet to a point; thence, westerly 193.47 feet to a point; thence, northerly 163.27 feet to a point; thence, easterly 10.04 feet to a point; thence northerly 18.63 feet to the poing of beginning.

TRACT II: Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of James E. Ward's Resubdivision of Lots 19 through 30 inclusive and a part of Lot No. 31 on the Plan of W. L. Foster's Second Addition, of record in Book 5200, page 156, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 320.32 feet on the southerly side of Marina Street and extends back 181.90 feet on the westerly side and 200.09 feet on the easterly side to a line being the common line with Lot No. 2 and measuring 250.82 feet thereon.

Being the same property conveyed to William M. Bryant, Jr., by deed from Kay Flynt Horrell, Trustee, of record in Book 10475, page 974, said Register's Office.

THE PROPERTY HEREIN DESCRIBED IS NOT THE USUAL PLACE OF RESIDENCE OF THE GRANTOR, HIS SPOUSE OR DEPENDENTS.