	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$271,000.00.** Affiant Subscribed and sworn to before me, this the 23rd day of July, 2007. Notary Public My commission expires: 1-26-08 (AFFIX SEAL)

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
42nd Ave Partnership	**Cadence Bank, N.A.**	**091-16-227.00**
306 42nd Ave North	**93 Seaboard Lane**	Davidson County DEEDWARR Recvd: 07/25/07 12:38 2 pgs Fees:13.00 Taxes:1002.70
Nashville, TN 37209	**Brentwood, TN 37027**	20070725-0088230

FOR AND IN 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 ACKNOWLEDGE, WE,

Michael E. Dillon and wife, Patti Dillon *

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

42nd Ave Partnership, a Tennessee General Partnership composed of Terry Alan Johnson, Kevin McGinn and Timothy Wilson

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

Land in Davidson County, Tennessee, being Lot No. 5 on the plan of W.L. Hailey and Company's Subdivision in West Nashville as of record in Book 547, Page 102, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 50 feet on the easterly side of 42nd Avenue North, formerly First Street and runs back between parallel lines with the southerly margin of an alley, 150 feet to an alley in rear.

Being all of the same property conveyed to Michael E. Dillon and wife, Patti Dillon by deed from Wilson Enterprises, Inc., a Tennessee Corporation of record in Instrument No. 20001130-0117550, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2007 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **306 42nd Ave North, Nashville, TN 37209**

*** Patti Dillon and Patt Dillon are one and the same person.**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 my/our hand(s) this 23rd day of July, 2007.

Michael E. Dillon

Patt Dillon

Patti Dillon

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Michael E. Dillon and wife, Patti Dillon**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **23rd** day of **July, 2007.**

Notary Public

My Commission Expires: 1-26-08

