THIS INSTRUMENT PREPARED BY:
DAVID A. CHILDRESS
ATTORNEY AT LAW
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
(615) 386-9235

Davidson County DEEDWARR
Recvd: 07/26/07 16:21 4 pgs
Fees:23.00 Taxes:910.20
20070726-0089071

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $246,000.00.

Cynthia L. Cavalier
AFFIANT

Subscribed and sworn to before me this 6th day of July, 2007.

D. A. Childress
Notary Public
My Commission Expires:
7/21/07

DAVID A. CHILDRESS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Arthur B. Noel 4304 Lone Oak Road Nashville, TN 37215	Same	131-3-197 4.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **CYNTHIA L. CAVALIER, unmarried** and **CAROLYN CAVALIER ROSENBERG, married** (herein referred to as "Grantors"), have bargained and sold, and by these presents do hereby transfer and convey unto **ARTHUR B. NOEL, unmarried** (herein referred to as "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land located in **Davidson** County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 53 and the southerly triangular part of Lot No. 52 on the Map of Neil Hunt's Subdivision, as of record in Book 974, page 19, Register's Office for said County, described according to a copy of a survey thereof made by William Collier Parrish Associates, Civil Engineers, dated August 11, 1962.

Beginning at a point in the center of Lone Oak Road, formerly Glendale Lane, at the common corner of Lots 52 and 53 on said plan; thence with the center of said road, southerly 75 feet to a point; thence with the southerly line of Lot No. 53, eastwardly 250 feet to a iron stake; thence northerly 104.4 feet to an iron stake in the easterly line of Lot No. 52 which said point is 8.4 feet north of the northeast corner of Lot No. 53 on said Plan; thence westerly 253 feet to the point of beginning.

Being the same property conveyed to Debra Cavalier by deed from Eddie W. McCullar and wife, Laura T. McCullar, of record in Book 11228, page

308, Register's Office for Davidson County, Tennessee. Debra Cavalier having since died intestate. Cynthia L. Cavalier and Carolyn Cavalier Rosenberg are the heirs at law of Debra Cavalier pursuant to a disclaimer filed by Margie W. Cavalier of record in Instrument # 20060324-0034132, Register's Office for Davidson County, Tennessee.

This description is the same as used in the last deed of record.

This is improved property known as 4304 Lone Oak, Nashville, Tennessee 37215.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions:

1. Davidson County taxes for 2007, a lien, but not yet due and payable, which is assumed by the Grantee;
2. Plan of record in Book 974, page 19, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, certain notes, easements and setback lines;
3. Easement for Right-of-Way of Lone Oak Road lying within boundaries of premises; and
4. Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4110, page 663, Register's Office for Davidson County, Tennessee.

This property is investment property and has never been used as the principal residence of either Grantor or the spouse of Grantor.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, GRANTEE'S heirs and assigns, forever; and GRANTORS do covenant with the said GRANTEE that GRANTORS are lawfully seized and possessed of said land; have a good right to convey it; and the same is unencumbered, except as otherwise herein set out. GRANTORS do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said land to the said GRANTEE, GRANTEE'S heirs and assigns, against the lawful claims of all persons whomever.

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 6th day of July, 2007.

Cynthia L. Cavalier

Carolyn Cavalier Rosenberg

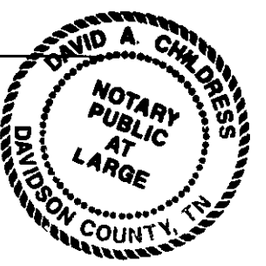
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainors, **Cynthia L. Cavalier** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, each acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 6th day of July, 2007.

David A. Childress
Notary Public

My Commission Expires: 7/21/07



California All-Purpose Acknowledgment

State of California
County of Alameda } ss.

On July 19, 2007 before me, CHARLES D. DEWITT, Notary Public,

personally appeared CAROLYN CAVALIER ROSENBERG,

proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that ~~he~~/she/~~they~~ executed the same in ~~his~~/her/~~their~~ authorized capacity(~~ies~~), and that by ~~his~~/her/~~their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Charles D. Dewitt

CHARLES D. DEWITT
Commission # 1451240
Notary Public — California
Alameda County
My Comm. Expires Nov 18, 2007

Description of Attached Document

Title or Type of Document: WARRANTY DEED Re: Parcel 131-3-197

Document Date: July 6, 2007 Number of Pages : 2