THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 07080312**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $300,000.00. Affiant Subscribed and sworn to before me, this 22nd day of August, 2007. Notary Public My Commission Expires:

Davidson County DEEDWARR
Recvd: 08/24/07 14:09 2 pgs
Fees:13.00 Taxes:1110.00
20070824-0101779

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

MY COMMISSION EXPIRES NOV 22 2010

WARRANTY DEED

Address New Owner: McMillin Delaney Properties, LLC 104 Haverford Drive Nashville TN 37205	Send Tax Bills To: New Owner McMillin Delaney Properties 103 Haverford Drive Nashville, TN 37205	Tax Information: Tax Parcel ID No. 116-13-0-020.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Mary Lee Proctor O'Neil, Successor Trustee of the William S. O'Neil Living Trust** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **McMillin Delaney Properties, LLC, a Tennessee limited liability company** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 2, SECTION III, WEST MEADE FARMS, as shown on plat of record in Plat Book 1835, Page 4 (erroneously referred to as Book 1035, Page 4 in Deed of Acquisition), in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property. Being part of the same property conveyed by Warranty Deed from William S. O'Neil to William S. O'Neil, Trustee of the William S. O'Neil Living Trust, established by the Revocable Trust Agreement of William S. O'Neil, dated June 23, 2004 as recorded on the 13th day of October, 2005 in Instrument No. 20051013-0123232; part of Warranty Deed from Mary Lee Proctor O'Neil to William S. O'Neil as recorded on the 16th day of September, 2005 in Instrument No. 20050916-0111778; Quitclaim Deed from The Mary Hicks Proctor Trust, Mary Hicks Proctor, Trustee to Mary Proctor O'Neil and husband, William S. O'Neil as recorded on the 28th day of October, 1998 in Book 11174, Page 225; Quitclaim Deed from Mary Hicks Proctor to The Mary Hicks Proctor Trust, Mary Hicks Proctor, Trustee as recorded on the 2nd day of November, 1992 in Book 8773, Page 483; and Warranty Deed to Mary Hicks Proctor from M. C. Davis and wife, Mary E. Davis as recorded on the 19th day of May, 1967 in Book 4133, Page 120, in the Register's Office of Davidson County, Tennessee. William S. O'Neil having since died on December 28, 2005. Per the Certificate of Trust dated June 23, 2004, Mary Lee Proctor O'Neil is the successor trustee.

This is improved property located at 104 Haverford Drive Nashville TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 22nd day of August, 2007.

Mary Lee Proctor O'Neil trustee

Mary Lee Proctor O'Neil, Successor Trustee of the William S. O'Neil Living Trust

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Mary Lee Proctor O'Neil,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **Successor Trustee of the William S. O'Neil Living Trust,** the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 22nd day of August, 2007.

MY COMMISSION EXPIRES NOV 22 2010

Kate Rosenthal
Notary Public

My Commission Expires: _____

KATE ROSENTHAL
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF SUMNER