This Instrument Prepared By:
David B. Gray, Attorney
Hix & Gray, PLC
315 Deaderick Street, Suite 1230
Nashville, Tennessee 37237

Davidson County DEEDWARR
Recvd: 06/30/08 15:18 3 pgs
Fees:18.00 Taxes:3607.50
20080630-0067396

Address New Owner(s)	Send Tax Bills To:	Map & Parcel Nos.:
David A. Bloodworth and wife, Virginia K. Bloodworth 1324 Forrest Park Drive Nashville, TN 37205	**New Owner**	**Map 130-13-A Parcel 24.00**

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Nine Hundred Seventy-Five Thousand and No/100 Dollars ($975,000.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Pinnacle National Bank (herein referred to as "Grantor") has this day bargained and sold and, by these presents, does hereby transfer and convey unto David A. Bloodworth and wife, Virginia K. Bloodworth (herein referred to as "Grantee"), their heirs and assigns, forever, the following described tract or parcel of land located in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Jardin DeBelle Subdivision, a Planned Unit Development of record in Instrument No. 20050822-0099470, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.
>
> Being the same property conveyed to Pinnacle National Bank by deed from Day Construction Company, LLC, dated June 16, 2008 and of record in Instrument No. 20080618-0062674, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seized and possessed of

said property, that Grantor has a good and lawful right to sell and convey the same, and that the property is free from any lien or encumbrance whatsoever, except for applicable zoning and building regulations, all visible easements, restrictions and limitations of record, and 2008 real estate taxes, which are to be prorated.

GRANTOR FURTHER COVENANTS with the said Grantee and binds itself, their heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, their heirs and assigns, against the lawful claims and demands of all persons whomsoever.

ALL warranties of Grantor herein contained are expressly limited to those persons or parties claiming by, through or under Grantor, but no further or otherwise.

WITNESS this the 30th day of June, 2008.

GRANTOR:

PINNACLE NATIONAL BANK

By: _____

James N. Green, Sr. Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $975,000.00.

AFFIANT

Subscribed and sworn to before me, this 30th day of June, 2008.

NOTARY PUBLIC

My Commission Expires:
3-21-09

SHARI A. THOMPSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, a Notary Public of the State and County aforesaid, personally appeared James N. Green, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be Sr. Vice President of Pinnacle National Bank, the within named bargainor, a national banking corporation, and that he as such Sr. Vice President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Sr. Vice President.

WITNESS my hand and seal, this 30th day of June, 2008.

NOTARY PUBLIC

My Commission Expires:
3-21-09

SHARI A. THOMPSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.