[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
James and Lisa O'Dell	New Owner	Map/Parcel -
1803 Cedar Lane		11914018400
Nashville, TN 37212		13248 26b

This instrument prepared by : Robert J. Notestine, III, Attorney, 4515 Harding Rd, Suite 315, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged **Philip Lee Yates, a single person** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **James O'Dell and wife, Lisa O'Dell** (The "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 10, TUGGLE HEIGHTS Subdivision, as shown on plat of record in Plat Book 1130, Page 90, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Philip Lee Yates, an unmarried man by Warranty Deed from Carson W. Beck and wife, Gladys G. Beck, recorded on the 20th day of February, 1986 in Book 6786, Page 164, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to the following:

1. Taxes for the year 2008 and subsequent years, which have been prorated, the payment of which is assumed by Grantee.
2. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of TUGGLE HEIGHTS, as recorded in Plat Book 1130, Page(s) 90, said Register's Office.
3. Covenants, Conditions and Restrictions as set forth in Deed recorded in Book 1284, Page 357, said Register's Office.

Davidson County DEEDWARR
Recvd: 08/08/08 10:59 2 pgs
Fees:13.00 Taxes:314.50
20080808-0081938

This is improved property commonly known as: 2908 Tuggle Avenue, Nashville, TN 37211

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $85,000.00

Affiant

Subscribed and sworn to before me this 7th day of August, 2008

My Commission Expires: My Commission Expires 01/09/2012

Notary Public

RYAN HUNTER ALSUP
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 7 day of Aug, 2008.

Phillip Lee Yates

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 7th day of August, 2008, before me personally appeared Phillip Lee Yates to me known to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

WITNESS my hand and official seal.

Notary Public

RYAN HUNTER ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:
My Commission Expires 01/09/2012