THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
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Davidson County DEEDWARR
Recvd: 09/24/08 09:38 2 pg
Fees:13.00 Taxes:25.90

20080924-0097032

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***7,000.00.

Affiant

Subscribed and sworn to before me this 22 day of March, 2008.

Notary Public

My Commission Expires: 1-23-2010

ADDRESS OF NEW OWNER

Pamela Nappier
1243 Lewis Street
Nashville, Tennessee 37206

SEND TAX BILLS TO

Pamela Nappier
4685 Longbranch
Antioch TN.
37013

MAP & PARCEL NOS.

MAP	105-04-0
PARCELS	172.00 & 377.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Seven Thousand and 00/100 Dollars ($***7,000.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Daniel N. Fell, married, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto Pamela Nappier and husband, Charles Nappier, (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:

BEING the northerly 30.0 feet of Lot No. 30 on the Revised Plan of Trimble's National Hill Addition as of record in Book 21, page, 121, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description.

BEING Lot No. 27 on the Revised Plan of Trimble's National Hill Addition as of record in Book 21, page 121, Register's Office for Davidson County, Tennessee.

SAID Lot No. 27 fronts 50.0 feet on the westerly side of East Hill Street and runs back between parallel lines 120.0 feet more or less to an alley.

BOTH parcels being part of the same property conveyed to Daniel N. Fell, married, by deed from Saunders Company of North Florida, Inc., a Florida corporation, and Pluto Properties, LLC, a Tennessee Limited Liability Company, of record as Instrument No. 20071012-0121530 in the Register's Office for Davidson County, Tennessee.

This is and always has been investment property of the Grantor herein and is not now, nor has it ever been, the homeplace of the Grantor or his spouse.

This is unimproved property known as 1243 Lewis Street, Nashville, Tennessee 37206.

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

GRANTOR COVENANTS with the said GRANTEES that he 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 follows:

1. Real estate taxes for the current year, which have not been prorated between the parties herein and have been assumed by Grantees herein.

2. Matters, if any, shown on the Revised Plan of Trimble's National Hill Addition of record in Book 21, page 121, Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

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

IN WITNESS WHEREOF I have hereunto set my hand on this the 28th day of March, 2008.

Daniel N. Fell

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 Daniel N. Fell, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of March, 2008.

Notary Public

My Commission Expires: 9.30.09

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY