BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20090075664 DEEDWARR
Recvd: 11/05/09 14:04 2 pgs
Fees:13.00 Taxes:1794.50
20091105-0102498

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 50245
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
David S. Sadlow Christina Sadlow 5836 Robertt E. Lee Drive Nashville, Tennessee 37215	Pinnacle National Bank 211 Commerce Street Suite 300 Nashville, TN 37201

TAX MAP-PARCEL NUMBERS: 14509005100

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$485,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Vivian B. Brandon, married,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **David S. Sadlow and spouse, Christina Sadlow** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

To Wit:

Land in Davidson County, Tennessee, being Lot No. 103 on the Plan of Tyne Valley Estates, Section 5 of record in Book 3600, page 54, Register's Office for said County, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Vivian B. Brandon, married by Special Warranty Deed from Primary Closing Corporation, a corporation organized under the laws of Nevada, recorded on Feb. 10, 2004 of record in Doc. No. 20040210-0015984, Register's Office for Davidson County.

Terrell H. Sensing, spouse of Vivian B. Brandon, joins in this conveyance solely to convey any and all marital interest he may have in subject property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2010, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 3600 Page 54, said Register's Office, which Plan shows a minimum building setback line to be determined by the City of Forest Hill and a 10 foot easement for public utility and drainage purposes along the rear line of said lot.. And a 3 x 25 foot utility anchor easement located on the northerly margin of Robert E. Lee Drive. And an easement for drainage extending in a southerly direction across the easterly part of the lot and along a portion of the southerly side line.

This is improved property, known as: 5836 Robert E. Lee Drive, Nashville, Tennessee 37215

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 5th day of November, 2009.

Vivian B. Brandon

Terrell H. Sensing

State of TENNESSEE
County of DAVIDSON

On this 5th day of November, 2009 , before me the undersigned authority, personally appeared Vivian B. Brandon, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires May 2, 2011

My Commission Expires:

Notary

State of TENNESSEE
County of DAVIDSON

On this 4th day of November, 2009 , before me the undersigned authority, personally appeared Terrell H. Sensing , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires May 2, 2011

My Commission Expires:

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $485,000.00

Affiant

Sworn and subscribed before me this the 5th day of November, 2009

My Commission Expires:

Notary Public