Box 7-A

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Kyriakos Erick Kyriakidis & Patricia H. Kyriakidis	Renasant Bank	Map: 117
3017 New Natchez Trace	2200 Abbott Martin Road Suite 103	Group: 2
Nashville, TN 37215	Nashville, TN 37215	Parcel: 61
This instrument prepared by: Joseph V. Ferrelli, Attorney, at 102 Woodmont Boulevard, Suite 205, Nashville, Tennessee 372005. Information supplied by parties.		

BILL GARRETT, Davidson County
Trans:T20100003299 DEEDWARR
Recvd: 01/19/10 09:47 2 pgs
Fees:13.00 Taxes:2446.53
20100119-0004189

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, **New Natchez Trace One Partners , a Tennessee General Partnership,** (The "Grantor(s)") has bargained and sold, and by these presents do transfer and convey unto, **Kyrikos Erick Kyriakidis and wife, Patricia H. Kyriakidis,** (The "Grantee(s)"), 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, being Lot No. 9 on the Plan of A Development of Stokes Tract, of record in Plat Book 974, Page 24, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to New Natchez Trace One Partners, a Tennessee general partnership, by Quit Claim Deed from A/E Construction, Inc., a Tennessee Corporation, dated January 16, 2007, of record in instrument No. 20070117-0006694, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. **Taxes for the year 2010 and subsequent years, a lien not yet due and payable.**
2. **Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of A Development of Stokes Tract, as recorded in Plat Book 974, Page 24, Register's Office for Davidson County, Tennessee.**
3. **Sewer and Drainage Easements to Metropolitan Government of Nashville of record in Book 4067, Register's Office for Davidson County, Tennessee.**

This is improved property known as 3017 New Natchez Trace, Nashville, Tennessee 37215.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $661,225.00.

Kyparlon Erick Kyparlon
Affiant

Subscribed and sworn to before me this 15th **day of** January, **2010**

Joan V. Ferrelli
Notary Public

MY COMMISSION EXPIRES 7/10/12

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee(s), their successors and assigns, forever.

And Grantor(s) does covenant with the said Grantee(s) that the Grantor(s) 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(s) does further covenant and themselves, their successors and assigns, to warrant and forever defend the title to the Property to the said Grantee(s), their successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor(s) has caused this Deed to be executed this 15 day of JAN, 2010.

NEW NATCHEZ TRACE ONE PARTNERS
C/O A/E CONSTRUCTION, INC.

By: Adam Epstein
It's: Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Adam Epstein** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged **him** to be the a **Partner** of **New Natchez Trace One Partners c/o A/E Construction, Inc.** and that **he** as such **Partner** executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by **him** as **Partner**.

WITNESS my hand and official seal at Nashville, Tennessee, this 15 day January, 2010.

Joan V. Ferrelli
Notary Public

My Commission Expires: 7/10/12