FILED
SECRETARY OF STATE
1984 JUN 13 PM 1:53

CHARTER OF INCORPORATION
OF
MUSIC CITY SOCIALS, INC.

The undersigned natural person, having capacity to contract, and acting as incorporator of a corporation under the Tennessee General Corporation Act, adopts the following Charter of Incorporation for such corporation:

1. The name of the corporation is Music City Socials, Inc.

2. The address of the corporation is 320 Murfreesboro Road, Nashville, Tennessee.

3. The corporation is for profit.

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4. The duration of the corporation is perpetual.

5. The purpose for which this corporation is organized is as follows:

To own, conduct, operate, maintain and carry on the business of a tavern and restaurant, and to sell and dispense foods, beverages and liquids of all kinds and to do any and all things necessary and pertinent to said business and to do any other lawful act in the state of Tennessee.

6. The maximum number of shares which the corporation shall have authority to issue is one thousand (1,000) shares of common no par value stock.

7. The corporation will not commence business until consideration of One Thousand ($1,000.00) Dollars has been received for the issuance of the shares.

Dated this 12th day of June, 1984

Priscilla A. Greene
INCORPORATOR

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $25,000.00

Robert M. Elkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF July 19 84

Gary B. Fisher
Notary Public

MY COMMISSION EXPIRES: 11-6-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GARY B. FISHER, ATTORNEY AT LAW, 494 BELL ROAD, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert M. Elkins, Jr. (NAME)	National Mortgage Co. (NAME)	75-11
307 Pullen Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	163
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	12D 41640

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Tennessee Residential Investments Ltd. a Tennessee Limited Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert M. Elkins, Jr. et ux, Juanita F. Elkins

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:

Land in Davidson County, Tennessee, being the west one half of Lot No. 61 on the Map of Trinity Heights of record in Book 161, Page 38, Register's Office for said county, to which reference is made for a more complete description.

Being the same property conveyed to Tennessee Residential Investments Ltd. by deed from William E. Higgins et ux, Janice M. Higgins of record in Book 6141, Page 371, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

I 3 5 7 0 3

T. IDENTIF. REFERENCE

JUL 12 2 49 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

07/12 71.50- CHECK

This is unimproved ( ) improved (X) property, known as 307 Pullen Avenue, Nashville, TN 37207
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 11th day of July, 19 84

Tennessee Residential Investments Ltd.
by: William E. Hunter Jr
General Partner

3050

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____, a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Tennessee Residential Investme

TO
Robert M. Elkins, Jr. et ux,
Juanita F. Elkins

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared William E. Hunter Jr, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be general partner of the within named bargainor, Tennessee Residential Investments LTD, a partnership, that he as such partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as general partner.

Witness my hand and seal, this 11th day of July, 1984
My Commission Expires: 11-1-87

Gary B Bibb
Notary Public

GARY B. BIBB NOTARY PUBLIC STATE AT LARGE STATE OF TENNESSEE