Box 11

# WARRANTY DEED

RICHARD MANSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2003

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,750.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF January, 2001
Notary Public
MY COMMISSION EXPIRES:
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Nashville Investment Co. Inc. (NAME) | New Owner (NAME) | 081-07-0-304.00 |
| 1817 & 1819 14th Avenue North (ADDRESS) | 2825 Hartford Drive (ADDRESS) | & |
| Nashville, TN. 37201 (CITY) (STATE) (ZIP) | Nashville, Tn. 37210 (CITY) (STATE) (ZIP) | 081-07-0 303.00 |

FOR AND 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, ROBYN L. RYAN, MARK A. BAUGH, DAVID L. VINCENT, JOY SIMS AND JOSEPH F. WELBORN, III, AS TRUSTEES PURSUANT TO THE ORDER AND FINAL JUDGEMENT APPROVING SETTLEMENT OF WILL CONTEST AND PATERNITY ACTION MADE ON SEPTEMBER 22, 2000 BY THE SEVENTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE, PROBATE DIVISION, IN THE MATTER OF THE ESTATE OF CHRISTINE C. JOHNSON, DECEASED, ETC., CASE NOS. 99P-403 AND 99P-602, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nashville, Investment Company, Inc. 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:

Map 081-07-0-304.00
Land in Davidson County, Tennessee, being Lot No. 16 in W.S. Settle's Subdivision of Lot No. 7 of Woodards Plan of record in Book 57, page 132, Register's Office for said County.

Said Lot No. 16 fronts 50 feet on the westerly side of Fourteenth Avenue, North (formerly Alberta Avenue) and runs back between parallel lines 140 feet to an alley.

Being the same property conveyed to Rother R. Johnson and wife, Christine C. Johnson by deed from J.F. McClellan recorded in Book 4562, page 324, said Register's Office. The said Rother R. Johnson having predeceased Christine C. Johnson and the said Christine C. Johnson having since died.

Map 081-07-0 303.00
Land in Davidson County, Tennessee, being the south 37-1/2 feet of Lot No. 18 of the W.S. Settle Subdivision of Lot No. 7 of the Woodard Plan of Lots, as of record in Book 57, page 132, Register's Office for said County.

Said part of said lot fronts 37-1/2 feet on the westerly side of 14th Avenue North and runs back between parallel lines 140 feet to an alley.

Being the same property conveyed to ROTHER R. JOHNSON AND WIFE, CHRISTINE C. JOHNSON, by deed from J.F. MCCLELLAN, recorded in Book 4947, page 464, said Register's Office. The said Rother R. Johnson having predeceased Christine C. Johnson and the said Christine C. Johnson having since died.

unimproved ☒
This is improved ( ) property, known as 1817 & 1819 14th Avenue North Nashville, TN 37201
(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.

Davidson County DEEDWARR
Recvd: 01/17/01 13:35 6pgs
Fees:27.00 Taxes:21.28

20010117-0005120

SEE ATTACHED

Witness my hand on this the 12 day of Dec, 2000.

ROBYN L. RYAN, TRUSTEE

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 Robyn Lynne Ryan the Trustee, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that She executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, this 12th day of December, 2000.

Commission Expires: 11-27-2004

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Witness my hand on ~~this~~ the 12th day of December, 2000.

M. Baugh

MARK A. BAUGH, TRUSTEE

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 Mark Baugh the Trustee, 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 at Nashville, Tennessee, this 12th day of December, 2000.

Commission Expires: 7-23-2001

Brenda L Jane
Notary Public

NOTARY PUBLIC
DIC

Witness my hand on this the 12th day of December, 2000.

DAVID L. VINCENT, TRUSTEE

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 David L. Vincent the Trustee, 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 at Nashville, Tennessee, this 12th day of December, 2000.

Commission Expires: 03/23/02

Notary Public

Witness my hand on this the 12th day of December, 2000.

JOSEPH F. WELBORN, III, TRUSTEE

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 Joseph F. Welborn, IV the Trustee, 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 at Nashville, Tennessee, this 12th day of December, 2000.

Commission Expires: May 28, 2003

Notary Public

NOTARY PUBLIC AT LARGE STATE OF

Witness my hand on this the 13th day of December, 2000.

JOY SIMS, TRUSTEE

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 Joy M. Sims the Trustee, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, this 13th day of December, 2000.

Commission Expires: 03/23/02

Notary Public

NOTARY PUBLIC
BEVERLY M. LARGE
DAVIDSON COUNTY, TENNESSEE