Davidson County DEEDWARR
Recvd: 05/24/02 15:21 3pgs
Fees:18.00 Taxes:577.20
20020524-0063782

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
		26b
Linear Properties, LLC	New Owner	110643
1250 John Wright Road		Map 093-11-0
Mt. Juliet, TN 37122		Parcels 142.00 and 143.00

This instrument prepared by : Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

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, **James K. Bailey, a married person** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Linear Properties, LLC, a Tennessee Limited Liability Company** (The "Grantee"), its successors and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

TRACT I
Land in Davidson County, Tennessee, being the southerly 15 feet of Lot "C" and the northerly 23 feet of Lot "D" on the Plan of Campbell's South Nashville Lots, as of record in Minute Book "A", page 18, Chancery Court at Nashville.

Said parts of Lots "C" and "D" front together 38 feet on the easterly side of Third Avenue, South and run back between parallel lines, 140 feet, more or less, to an alley.

Being the same property conveyed to James K. Bailey, by deed from Cleta S. Bailey, of record in Book 10581, page 775 and by deed from Louis Komisar and wife, Sheila Komisar of record in Book 6321, page 33, said Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 628 Third Avenue South, Nashville, Tennessee.

TRACT II
Land in Davidson County, Tennessee, being Lot "E" and the southerly 7 feet of Lot "D" on the plan of the subdivision of Lot No. 3 of Campbell's south Nashville Lots, as for record in Minute Book "A", page 18, Chancery Court as Nashville.

Said Lot "E" and part of Lot "D" front together 37 feet on the easterly side of Third Ave. South, formerly College Street, and run back between parallel lines, 143, ½ feet, more or less, to an alley.

Being the same property conveyed to James K. Bailey, by deed from Cleta S. Bailey, of record in Book 10581, page 775 and by deed from Louis Komisar and wife, Sheila Komisar of record in Book 6321, page 33, said Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 630 Third Avenue South, Nashville, Tennessee.

This description is the same as was used in the last deed of record.

The above described real property is not the homestead of James K. Bailey and never has been and is investment property owned by James K. Bailey.

This conveyance is subject to the following:

1. Taxes for the year 2002 and subsequent years.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $156,000.00.

Mary B. Harris
Affiant

Subscribed and sworn to before me this 30th day of April, 2002.

Notary Public

My Commission Expires: 9-24-2005

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, its successors and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor 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 does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the

lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 30th day of April, 2002.

James K. Bailey

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 **James K. Bailey**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged she executed the within instrument for the purposes contained therein.

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of **April,** 2002.

Notary Public

My Commission Expires: 9-27-2005