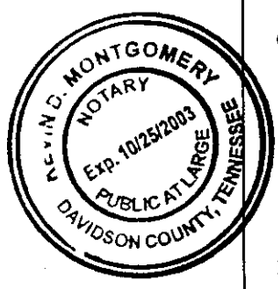
WARRANTY DEED

BOX 10-A

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



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$810,000.00**

X Victor E. Salvino Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF JUNE, 2003.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Michael J. Philbin, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Victor E. Salvino	SAME	116-15-83
(NAME)	(NAME)	
4317 Signal Hill Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **NEPI, L.L.C., A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **VICTOR E. SALVINO AND WIFE, KIMBERLY A. SALVINO,** 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 Lot No. 5 and the westerly 5 feet of Lot No. 6, Block 9, on the Map of the Re-Subdivision of part of Royal Oaks Subdivision, as of record in Book 547, Page 167, Register's Office for said County.

SAID lot and part of lot adjoin and front together 105 feet on the southerly side of Signal Hill Drive and runs back 193 feet 7 inches on the west line of Lot No. 5 and 197 feet 6 inches more or less on the east line of said part of Lot No. 6, to a dead line in the rear and measures 105 feet more or less thereon.

Being the same property conveyed to NEPI, LLC, A Tennessee Limited Liability Company by deed from J. Leigh Griffith, Trustee of the Royal Oaks Trust of record in Book 11449, Page 847 Register's Office for Davidson County, Tennessee.

This conveyance is subject to the Plan of Record in book 547, Page 167, easement of record in Book 5787, Page 219 and Property Taxes for the Current Year.

unimproved ☐

This is improved ☒ property, known as **4317 Signal Hill Drive, Nashville, TN 37205**

(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 9th day of June, 2003.

NEPI, LLC

By: _____ - Chief Manager
F. I. Nebhut, Jr., Chief Manager

_____ member
James F. Pilkerton, III Member

Davidson County DEEDWARR
Recvd: 06/11/03 13:43 2pgs
Fees:13.00 Taxes:2997.00

20030611-0080730

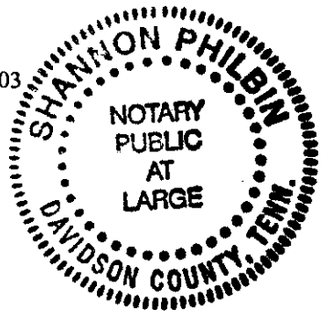
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared James F. Pilkerton, III, Member and F.I. Nebhut, Jr., Chief Manager with whom I am personally acquainted and who upon their oath acknowledged themselves to be the Member and Chief Manager of NEPI, L.L. C., the within named bargainor and Tennessee Limited Liability Company and that they as such Member and Chief Manager being authorized to do so executed the foregoing instrument for the purposes therein contained by signing the name of the Tennessee Limited Liability Company, by the said James F. Pilkerton, III and F. I. Nebhut, Jr. as such Member and Chief Manager.

Witness my hand and official seal at Nashville, Tennessee this 9th day of June, 2003.

Commission expires: July 26, 2003



My Commission Expires JULY 26, 2003

Shannon Philbin Notary Public