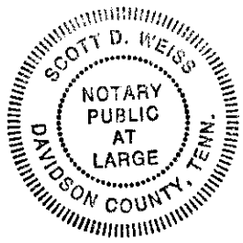
WARRANTY DEED



FILE BOX 19B
04-03-039-D

State of Tennessee)
County of Davidson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,070,140.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 9th day of April, 2004

Notary Public

My Commission Expires: 03/31/07 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Weiss & Weiss, Attorneys at Law, 761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

ADDRESS FOR NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL-NUMBERS
SCOTT F. GHERTNER AND LYNN L. GHERTNER	SUNTRUST MORTGAGE, INC.	130-08-0
(NAME) 3619 Trimble Road	(NAME) 901 Semmes Avenue	131.00CO
(ADDRESS) Nashville, TN 37215	(ADDRESS) Richmond, VA 23224	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we, **HR PROPERTIES OF TENNESSEE, A TENNESSEE GENERAL PARTNERSHIP**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **SCOTT F. GHERTNER AND LYNN L. GHERTNER, HUSBAND AND WIFE**, hereinafter called the Grantee(s), 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, on the Plan of Larkway Gardens, of record in Book 2133, Page 6, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

SAID Lot No. 5 fronts 120 feet on the South side of Trimble Road and runs back between lines 334.5 feet on the West line and 331.5 feet on the East line to a dead line in the rear on which it measures 120 feet.

BEING the same property conveyed to HR Properties of Tennessee, LLC, a Tennessee limited liability company, by Deed from Marinola Massey, unmarried, of record in Instrument No. 20021216-0154690, Register's Office for Davidson County, Tennessee. And further conveyed from Galen Scott Haley, Jack Douglas Rainey, Sr., and HR Properties of Tennessee, LLC by Quitclaim Deed to HR Properties of Tennessee, a Tennessee general partnership, of record in Instrument No. 20040402-0037678, said Register's Office.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Davidson County DEEDWARR
Recvd: 04/12/04 13:53 2pgs
Fees:13.00 Taxes:3959.52



20040412-0040938

BEING unimproved ☐
Improved ☒ property known as: 3619 Trimble Road, Nashville, TN, 37215.

(House Number) (Street) (City or Town) (State) (Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors 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 successors 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 WHEREOF, its hands, this 9th day of April, 2004

HR PROPERTIES OF TENNESSEE,
A TENNESSEE GENERAL PARTNERSHIP

By: _____
Galen Scott Haley, General Partner

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public within and for the Sate and County aforesaid, personally appeared **GALEN SCOTT HALEY**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the MANAGING PARTNER of **HR PROPERTIES OF TENNESSEE**, the within named bargainor(s), a Tennessee General Partnership, and that he as such Managing Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the general partnership by himself as such officer.

Witness my hand and official seal at Brentwood, Tennessee, this 9th day of April, 2004.

SCOTT D. GILES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires: 03/31/07

_____
Notary Public