31B
6SRM
L-H

THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 24617-08-2005** File Box 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $300,000.00. Affiant Subscribed and sworn to before me this 30th day of August, 2005. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JULY 19, 2008

WARRANTY DEED

Address New Owner: HR Properties of Tennessee 4219 Hillsboro Pike, #332 Nashville, TN 37215	**Send Tax Bills To:** NEW OWNER	**Tax Information:** Map No.115.12-0 Parcel No. 050.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **George Henry Schultz, married**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **HR Properties of Tennessee, a Tennessee general partnership** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 509 Gun Club Road, Nashville, TN 37205

Anne J. Schultz, the spouse of the George Henry Schultz, joins in this conveyance solely to convey any marital interest she may have in subject property by virtue of her marriage to the said George Henry Schultz.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 30th day of August, 2005.

George Henry Schultz

Anne J. Schultz

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **George Henry Schultz and Anne J. Schultz**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of August, 2005.

My Commission Expires:

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JULY 19, 2008

Notary Public

Davidson County DEEDWARR
Recvd: 09/01/05 12:08 2 pgs
Fees:13.00 Taxes:1110.00

20050901-0105017

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 224 on the Plan of West Meade Farms, Inc., Section H, as of record in Plat Book 2133, page 17, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to George Henry Schultz by deed dated April 30, 1991 from Steve M. Hays and wife, Beverly Ann Hays of record in Book 8341, page 70, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2005 City/County Taxes which have been prorated by the parties and assumed by the Grantee.
2. All matters appearing on the Plan of record as Book 2133, page 17, Register's Office for Davidson County, Tennessee.