File No. 250802559

WARRANTY DEED

LYNN F. VAUGHT NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $592,200.00

Bethany Porter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF NOVEMBER, 2005.

Lynn F. Vaught
Notary Public

MY COMMISSION EXPIRES: February 20, 2007.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney
Southern Title Services
1535 W. Northfield Blvd., Suite 16
Murfreesboro, TN 37129

Davidson County DEEDWARR
Recvd: 11/18/05 10:07 2 pgs
Fees:13.00 Taxes:2191.14
20051118-0139458

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Natchez Pointe, LLC	Natchez Pointe, LLC	155-219.00
(NAME) 3212 West End Avenue, Suite 500	(NAME) 3212 West End Avenue, Suite 500	
(ADDRESS) Nashville, Tennessee 37203	(ADDRESS) Nashville, Tennessee 37203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **John P. Chaffin and wife, Jane B. Chaffin**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Natchez Pointe, LLC, a Tennessee limited liability company**, HEREINAFTER CALLED THE GRANTEE(S), ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the Second Civil District of Nashville, Davidson County, Tennessee, located on the southerly margin of McCrory Lane south of Interstate 40 and being more particularly described as follows:

Beginning at an iron rod in the southerly margin of McCrory Lane, said iron rod also being a northeasterly corner of property conveyed to A.W. Chaffin, et.ux., of record in Book 5421, Page 89, Register's Office for Davidson County, Tennessee.;

Thence, with said southerly margin of McCrory Lane the following calls:

With a curve concave to the northeast having a central angle of 02° 27' 51", a radius of 1,161.68 feet and a chord of South 47° 14' 10" East, 49.96 feet for a arc length of 49.96 feet to a point,

South 47° 23' 48" East, 344.66 feet to an existing iron rod;

Thence, leaving said southerly margin of McCrory Lane with a westerly line of A.W. Chaffin property South 10° 37' 49" West, 502.96 feet to an existing iron rod in a northerly line of said A.W. Chaffin property,

Thence, with said northerly line the following calls:

North 72° 58' 36" West, 233.57 feet to an existing iron rod,
North 74° 09' 28" West, 135.83 feet to an existing iron rod in an easterly line of said Chaffin property,

Thence, with said easterly line the following calls:

North 00° 24' 11" East, 175.24 feet to a point,
North 17° 53' 14" East, 505.28 feet to the point of beginning.

Containing 221,488 square feet or 5.08 acres more of less.

Being the same property conveyed to John Perry Chaffin and wife, Margie Dianne Chaffin by Warranty Deed dated July 3, 1978 of record in Book 5310, Page 489 and being all of the same property further conveyed to John Perry Chaffin by Quitclaim Deed dated October 4, 2000 of record in Instrument No. 20001005-0099105 and being all of the same property further conveyed to John P. Chaffin and wife, Jane B. Chaffin by Quitclaim Deed dated November 3, 2003 of record in Instrument No. 20031107-0163909, Register's Office of Davidson County, Tennessee.

Transmission Line Easement of record in Book 4150, Page 109, in the Register's Office for Davidson County, Tennessee.

Right-of-Way for McCrory Lane, as much as therein may lie.

Right-of-Way for Lewis Road, as much as therein may lie.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 8779 McCrory Lane, Nashville, TN 37221
(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 GRANTEE(S), its successors and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), its 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 my/our hand(s) this 15th day of November, 2005.

John P. Chaffin

Jane B. Chaffin

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 John P. Chaffin and Jane B. Chaffin, the bargainor(s), 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 15th day of November, 2005.

Commission expires: February 20, 2007

Lynn F. Vaught Notary Public

LYNN F. VAUGHT
NOTARY PUBLIC
COMMISSION EXP.
Notary Public At Large
02-20-2007
RUTHERFORD COUNTY, TN

File Number: 250802559

RETURN TO:
Southern Title Services
1535 W. Northfield Blvd., Suite 16
Murfreesboro, TN 37129