Davidson County DEEDWARR
Recvd: 12/01/05 09:33 3 pgs
Fees:18.00 Taxes:4995.00
20051201-0144257

THIS INSTRUMENT PREPARED BY:
RONALD B. BUCHANAN, Attorney at Law
103 Hazel Path Court
Hendersonville TN 37075

WARRANTY DEED

New Owner:	**Send Tax Bills To:**	**Map & Parcel:**
Turner & Hooper Properties, LLC 3025 Owen Drive Nashville, TN 37013	Turner & Hooper Properties, LLC 3025 Owen Drive Nashville, TN 37013	17500014900

FOR AND IN CONSIDERATION of the sum of *Ten Dollars ($10.00),* cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, **TURNER GROUP L.P., a Tennessee Limited Partnership**, hereinafter referred to as "*Grantor*", has this day bargained and sold, and does hereby transfer and convey unto **TURNER & HOOPER PROPERTIES, LLC**, a Tennessee limited liability company, hereinafter referred to as "*Grantee*", its successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

> Lot 1 Jackson Business Park, Re-subdivision of Lot 6, Jackson Business Park, as shown on the Plat of record in Plat Book 6200, Page 985, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description.
>
> BEING the same property conveyed to Turner Group, L.P., a Tennessee limited partnership, by deed recorded as Instrument No. 20040701-0078796, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said TURNER & HOOPER PROPERTIES, LLC, its successors and assigns forever. The undersigned 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. The undersigned further covenants and binds itself, its assigns and representatives, to warrant and

forever defend the title to said real estate to the said TURNER & HOOPER PROPERTIES, LLC, its successors and assigns, against the lawful claims of all persons.

WITNESS MY HAND on this 28 day of November, 2005, the undersigned, TURNER GROUP, L.P., a Tennessee limited partnership, having caused its name to be signed hereby by its duly authorized officers on said day and date.

TURNER GROUP, L.P.
A Tennessee Limited Partnership,

By: _____
MARK TURNER, ***GENERAL PARTNER***

By: _____
DONALD W. TURNER, ***LIMITED PARTNER***

By: _____
LINDA TURNER, ***LIMITED PARTNER***

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or the valuation of the property transferred, whichever is greater, is $ 1,350,000.00.

_____

Sworn to and subscribed before me on this the 28th day of November, 2005.

_____
NOTARY PUBLIC

My Comm. Expires: My Commission Expires SEPT. 30, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared MARK TURNER, DONALD W. TURNER and LINDA TURNER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon his/her oath, acknowledged themselves to be the only Partners, General or Limited, of Turner Group, L.P., a Tennessee limited partnership, the within named bargainor, and that as such Partners, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited partnership.

Witness my Hand and Notarial Seal at office in Nashville, Tennessee, on this the 28th day of November, 2005.

Christine Childress
NOTARY PUBLIC

My Comm. Expires: My Commission Expires SEPT. 30, 2006

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