Davidson County DEEDWARR
Recvd: 03/16/06 10:41 4 pgs
Fees:23.00 Taxes:1295.00
20060316-0030398

THIS INSTRUMENT PREPARED BY:
BONE McALLESTER NORTON PLLC
511 Union Street, Suite 1600
Nashville, Tennessee 37219

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Camp Properties, LLC 4525 Harding Road, Suite 200 Nashville, Tennessee 37205	131-11-0-008.00	same

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **Michel Kuzur and wife, Ruth Kuzur** (collectively, the "Grantor"), has bargained and sold, and by these presents does transfer and convey to **Camp Properties, LLC**, a Tennessee limited liability company (the "Grantee"), its assigns and successors, certain tracts or parcels of land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor, if any, in and to any land lying in the bed of any street, road, highway or avenue, open or proposed, in front of or adjoining all or any part of said land, any alley bisecting said land, and any and all strips, gores, or rights-of-way, riparian rights and easements affecting or appurtenant to said land (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the matters set forth on Exhibit B, which is attached hereto and incorporated herein by reference; provided, however, that Grantor makes no covenants or warranties whatsoever with respect to title to any alley bisecting the Property and any land lying in the bed of any streets, roads, highways, or avenues adjoining or abutting the Property or the amount of acreage or square footage contained in the Property.

This is improved property located at 4516 Shys Hill Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the Property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, its successors and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said Property in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds himself and his heirs and representatives to warrant and forever defend the title to said Property to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed as of the 15th day of March, 2006.

GRANTOR:

Michel Kuzur

Ruth Kuzur

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared, with whom I am personally acquainted, Michel Kuzur and wife, Ruth Kuzur (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office in Davidson County, Tennessee, this the 15th day of March, 2006.

NOTARY PUBLIC

My Commission Expires: 1/26/08

J. EVAN GOUGER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transaction is $350,000.00.

Subscribed and sworn to before me, this the 15th day of March, 2006.

Notary Public

My Commission Expires: 1/26/08

J. EVAN GOUGER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

EXHIBIT A

PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot(s) 61, as shown on the map entitled Seven Hills, Section 1, of record in Plat Book 2133, page(s) 81 and 82, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Michel Kuzur and wife, Ruth Kuzur, by deed from ERNEST GENDRON AND WIFE, GINNI GENDRON of record in Book 9126, page 25, dated October 20, 1993, said Register's Office.

EXHIBIT B

ENCUMBRANCES

1. Taxes for the year 2006.
2. Matters shown on the Plan of record in Book 2133, pages 81 and 82, Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants contained in instrument of record in Book 2249, page 184, said Register's Office.
4. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4306, page 229, said Register's Office.