WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF NOVEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES: 01/24/09
(AFFIX SEAL)

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
3931-A Gallatin Pike
Nashville, Tennessee 37216

Davidson County DEEDWARR
Recvd: 11/27/06 12:57 2 pgs
Fees:13.00 Taxes:370.00
20061127-0145937

D-0867

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dale Hemmerly Miller	Owner	061-03-0-B 201.00 CO
(NAME) P.O. Box 330915	(NAME)	
(ADDRESS) Nashville, TN 37203	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Ed Linder, Trustee of The Running Springs Trust, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dale Hemmerly Miller and wife, Susan R. Miller, HEREINAFTER CALLED THE GRANTEES, 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 Unit No. 201, of Point East Office Condominiums, a condominium according to the Horizontal Property Act of the Tennessee Code Annotated, and as more fully described in the Master Deed of record in Book 7308, Page 901, amended in Book 7340, Page 727, said Register's Office, and the By-Laws of record in Book 7308, Page 934, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, condition and regulations imposed upon and relating to the offices, property, co-owners and tenants of Point East Office Condominiums, contained in the aforesaid Master Deed and By-Laws, together with all amendments thereto, are incorporated by reference and made a part hereof the same as though copied herein.

BEING all of the same property conveyed to Ed Linder, Trustee of The Running Springs Trust by Warranty Deed dated 06/14/2004 from The Mesa Point Trust of record in Instrument No 20040617-0071574, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 201 Point East Drive, Nashville, TN 37216

(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 GRANTEES, their heirs 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 heirs 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 hand this 20th day of November, 2006.

TRUSTEE

Ed Linder, Trustee of The Running Springs Trust

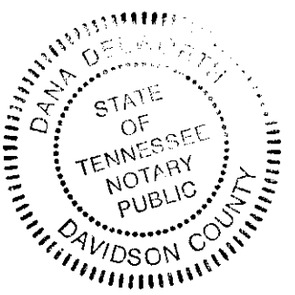
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Ed Linder with whom I am personally acquainted and who upon his/her oath (s) acknowledged himself/herself to be the Trustee respectively of The Running Springs Trust the within named bargainor, and trust, and that he/she as such Trustee being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the trust, by the said Ed Linder as such Trustee .

Witness my hand and official seal at office at Nashville, Tennessee on this the 20th day of November, 2006.

Notary Public

My Commission Expires: 11/24/09



RETURN TO:

Jack Case Wilson Title Associates, LLC
3931-A Gallatin Pike
Nashville, Tennessee 37216