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. 27145-10-2007**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $150,000.00. Affiant Subscribed and sworn to before me this 4th day of ~~December, 2007.~~ January 2008 Notary Public My Commission Expires: My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE NOTARY PUBLIC ELIZABETH J. SMITH DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner: Dwight Wiles, Trustee 900 Division St Nashville, TN	**Send Tax Bills To:** New Owners	**Tax Information:** Part of Map and Parcel No.: 128-04-0-A-007.00CO

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, **Nandi Hill Associates, a Tennessee general partnership,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Dwight Wiles, Trustee,** with full power to mortgage, sell, convey or otherwise alienate without the joinder of any beneficiary ("Grantee"), his successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is unimproved property, 1.85 Acres, Tuckaway Court, Nashville, TN

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 ~~18th~~ 4th day of ~~December~~ JANUARY, ~~2007~~ 2008.

Nandi Hill Associates,
a Tennessee general partnership

By: _____
C.K. Hiranya Gowda, General Partner

By: A K Upadhyaya
A.K. Upadhyaya, General Partner

By: _____
H.R. Malappa Gowda, General Partner

By: _____
N.S. Babu, General Partner

By: B. Nanayana Bhat
~~B.Nanayana Bhat~~, General Partner

B. NARAYANA BHAT

Davidson County DEEDWARR
Recvd: 01/11/08 14:36 3 pgs
Fees:18.00 Taxes:555.00

20080111-0003680

STATE OF TENNESSEE, COUNTY OF ~~DAVIDSON~~ Wilson at Large

Before me, the undersigned, of the State and County aforesaid, personally appeared C.K. Hiranya Gowda, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a general partner of Nandi Hill Associates, a Tennessee general partnership, the within named bargainor, and that he as such partner has executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as a general partner.

Witness my hand and official seal, at office in Nashville, Tennessee, this 9 day of January, 2008.

Notary Public

My Commission Expires:

STATE OF TENNESSEE, COUNTY OF ~~DAVIDSON~~ Wilson at Large

Before me, the undersigned, of the State and County aforesaid, personally appeared A.K. Upadhyaya, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a general partner of Nandi Hill Associates, a Tennessee general partnership, the within named bargainor, and that he as such partner has executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as a general partner.

Witness my hand and official seal, at office in Nashville, Tennessee, this 9 day of January, 2008.

Notary Public

My Commission Expires:

STATE OF TENNESSEE, COUNTY OF ~~DAVIDSON~~ Wilson at Large

Before me, the undersigned, of the State and County aforesaid, personally appeared H.R. Malappa Gowda, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a general partner of Nandi Hill Associates, a Tennessee general partnership, the within named bargainor, and that he as such partner has executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as a general partner.

Witness my hand and official seal, at office in Nashville, Tennessee, this 9 day of January, 2008.

Notary Public

My Commission Expires:

STATE OF TENNESSEE, COUNTY OF ~~DAVIDSON~~ Wilson at Large

Before me, the undersigned, of the State and County aforesaid, personally appeared N.S. Babu, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a general partner of Nandi Hill Associates, a Tennessee general partnership, the within named bargainor, and that he as such partner has executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as a general partner.

Witness my hand and official seal, at office in Nashville, Tennessee, this 9 day of January, 2008.

Notary Public

My Commission Expires:

STATE OF TENNESSEE, COUNTY OF ~~DAVIDSON~~ Wilson at Large

Before me, the undersigned, of the State and County aforesaid, personally appeared B.Narayana Bhat, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a general partner of Nandi Hill Associates, a Tennessee general partnership, the within named bargainor, and that he as such partner has executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as a general partner.

Witness my hand and official seal, at office in Nashville, Tennessee, this 9 day of January, 2008.

Notary Public

My Commission Expires:

EXHIBIT "A"

Land located in the 23rd Councilmanic District of Nashville, Davidson County, Tennessee, said land being part of reserved parcel designated as Phase IV on the Plan of Phase V, Williamsburg Village , of record in Book 6250, page 437, Register's Office for Davidson County, Tennessee and described according to a boundary survey dated December 4, 2007 by Campbell, McRae & Associates Surveying, Inc. (John Hood, TN R.L.S. #1838) as follows:

Beginning at an iron rod (old) at the northeast of Lot 3, Resubdivision of Lot 963, West Meade Farms, Inc., Section 15 (Book 4175, page 86, R.O.D.C., TN) owned by Curtis J. Shaw & Desmond Child (Instrument No. 20060620-0073494, R.O.D.C., TN) and the northwest corner of Lot 960, West Meade Farms, Section 15 (Book 2663, page 55, R.O.D.C., TN) owned by Eric Hahn & Sherri Hahn (Instrument No. 20050311-0027160, R.O.D.C., TN) in the easterly line of a reserved parcel designated as Phase IV on plan of Phase V, Williamsburg Village, (Book 6250, page 437, R.O.D.C., TN) owned by Nandi Hill Associates (Book 7321, page 35, R.O.D.C., TN); thence with the easterly line of said reserved parcel and the westerly line of said Lot 3

S 39 deg. 41 min. 38 sec. W 299.44 feet to a concrete monument (old); thence
S 20 deg. 42 min. 52 sec. W 64.47 feet to an iron rod (old) at the northwest corner of Lot 2 of said Resubdivision of Lot 963, West Meade Farms, Section 15 owned by Curtis J. Shaw & Desmond Child (Instrument No. 20011221-0140948, R.O.D.C., TN); thence with the westerly line of said Lot 2 and the easterly line of said reserved parcel
S 20 deg. 42 min. 52 sec. W 288.25 feet to a concrete monument (old); thence
S 13 deg. 50 min. 07 sec. E 58.63 feet to a concrete monument (old); thence
S 32 deg. 00 min. 56 sec. E passing the corner of Lot 1 of said Resubdivision of Lot 963, West Meade Farms owned by Curtis J. Shaw & Desmond Child for a total distance of 249.23 feet to a concrete monument (old) in the line of Lot 967, West Meade Farms, Section 16 (Book 2663, page 56, R.O.D.C., TN) owned by Antoinette Olesen (Instrument No. 20050202-0012240, R.O.D.C., TN); thence with said Lot 967
S 05 deg. 58 min. 29 sec. W 96.00 feet to a concrete monument (old); thence
S 25 deg. 39 min. 32 sec. W 10.06 feet to an iron rod (old); thence leaving said Lot 967, severing said reserved parcel
N 64 deg. 20 min. 28 sec. W 72.00 feet to an iron rod (new); thence
N 02 deg. 01 min. 58 sec. E 55.53 feet to an iron rod (new); thence
N 32 deg. 00 min. 56 sec. W 235.41 feet to an iron rod (new); thence
N 13 deg. 50 min. 07 sec. W 93.95 feet to an iron rod (new); thence
N 20 deg. 42 min. 52 sec. E 388.78 feet to an iron rod (new); thence
N 39 deg. 41 min. 38 sec. E 311.97 feet to an iron rod (new); thence
S 50 deg. 18 min. 22 sec. E 75.00 feet to the point of beginning, containing 8054308 sq. ft. or 1.85 acres, more or less.

Being part of the same property conveyed to Nandi Hill Associates, a Tennessee general partnership, by Deed dated 8/3/87 from CD Interests, a Texas general partnership, of record in Book 7321, page 35, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2008 City/County Taxes which have been prorated between the parties and assumed by the Grantee.
2. Declaration of Covenants, Conditions and Restrictions and Reciprocal Easement Agreement of record in Book 10268, page 418, Register's Office for Davidson County, Tennessee, (omitting therefrom any covenants, conditions or restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the covenants, conditions or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap, but does not discriminate against handicapped persons).
3. All matters appearing on the Plan of record in Book 6250, page 437, Register's Office for Davidson County, Tennessee.