File Box 9B

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. 27092-10-2007**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $50,000.00 Affiant Subscribed and sworn to before me this 29th day of February, 2008. Notary Public My Commission Expires:

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

My Commission Expires NOV. 7, 2011

WARRANTY DEED

Address New Owner: The Calligan Family Limited Partnership P. O. Box 100188 Nashville, TN 37223	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 07102000400

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, **Harry Neal Powell, Rita S. Stinson, Donald W. Sweeney, Mary Jane Powell, Mark Thomas Powell, Mary Virginia Powell Benson, Leland Parks Powell, Bette Susan Wilson, Jonathan Camp, Amy Lynn Camp, Bonnie Hayes, Janet Hayes, Brian Hayes, Melissa Hayes, Charles Ronald Powell and Marilyn Irene Reed**, as devisees under the will of Irene Powell, deceased, or heirs or devisees of such devisees, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **The Calligan Family Limited Partnership,** a Tennessee limited partnership ("Grantee"), its 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 located at 2432 Brick Church Pike, Nashville, TN 37207

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 29th day of February, 2008.

Davidson County DEEDWARR
Recvd: 03/05/08 14:49 5 pgs
Fees:28.00 Taxes:185.00

20080305-0022287

Harry Neal Powell

Rita S. Stinson, by Harry Neal Powell as her attorney in fact

Donald W. Sweeney, by Harry Neal Powell as his attorney in fact

Mary Jane Powell, by Harry Neal Powell as her attorney in fact

Mark Thomas Powell, by Harry Neal Powell as his attorney in fact

Mary Virginia Powell Benson, by Harry Neal Powell as her attorney in fact

Leland Parks Powell

Bette Susan Wilson, by Harry Neal Powell as her attorney in fact

Jonathan Camp

Amy Lynn Camp (one and the same person as Amy Camp)

Bonnie Hayes, by Brian Hayes as her attorney in fact

Janet Hayes, by Brian Hayes as her attorney in fact

Brian Hayes

Melissa Hayes, by Brian Hayes as her attorney in fact

Charles Ronald Powell

Marilyn Irene Powell

STATE OF TENNESSEE, COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, Harry Neal Powell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 29th day of February, 2008.

Notary Public

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

My Commission Expires:

My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE, COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Harry Neal Powell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for Rita S. Stinson, Donald W. Sweeney, Mary Jane Powell, Mark Thomas Powell, Mary Virginia Powell Benson and Bette Susan Wilson, and that he is authorized by Rita S. Stinson, Donald W. Sweeney, Mary Jane Powell, Mark Thomas Powell, Mary Virginia Powell Benson and Bette Susan Wilson to execute this instrument on their behalf.

Witness my hand at office this 29th day of February, 2008.

Notary Public

My Commission Expires:

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

My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE, COUNTY OF SEQUATCHIE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Jonathan Camp, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 25 day of February, 2008.

Notary Public

My Commission Expires: 1-6-2010

CRISTI EVANS
STATE OF TENNESSEE NOTARY PUBLIC
HAMILTON COUNTY

STATE OF TENNESSEE, COUNTY OF SEQUATCHIE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Amy Lynn Camp, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office this 25 day of February, 2008.

Notary Public

My Commission Expires: 1-6-2010

CRISTI EVANS
STATE OF TENNESSEE NOTARY PUBLIC
HAMILTON COUNTY

STATE OF TENNESSEE, COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Leland Parks Powell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 29th day of February, 2008.

Notary Public

My Commission Expires:

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

My Commission Expires NOV. 7, 2011

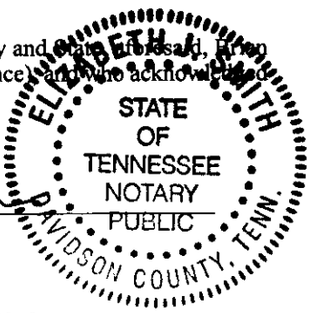
STATE OF TENNESSEE, COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, Brian Hayes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 29th day of February, 2008.

Notary Public

My Commission Expires:



My Commission Expires NOV. 7, 2011

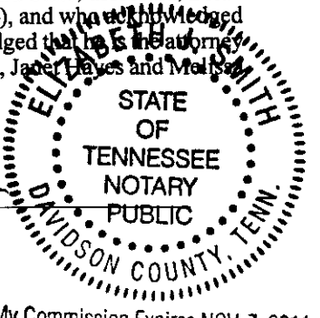
STATE OF TENNESSEE, COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Brian Hayes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for Bonnie Hayes, Janet Hayes and Melissa Hayes, and that he is authorized by Bonnie Hayes, Janet Hayes and Melissa Hayes to execute this instrument on their behalf.

Witness my hand at office this 29th day of February, 2008.

Notary Public

My Commission Expires:



My Commission Expires NOV. 7, 2011

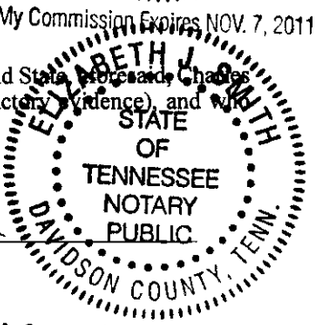
STATE OF TENNESSEE, COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Charles Ronald Powell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 29th day of February, 2008.

Notary Public

My Commission Expires:



My Commission Expires NOV. 7, 2011

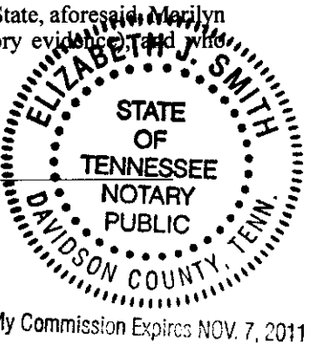
STATE OF TENNESSEE, COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Marilyn Irene Powell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office this 29th day of February, 2008.

Notary Public

My Commission Expires:



My Commission Expires NOV. 7, 2011

EXHIBIT "A"

Land in Davidson County, Tennessee, being described as follows:

Beginning at the North East corner of the John C. Shumate tract at a point in the center of the Brick Church Pike. Thence South 76 ¾ degrees West 1391 feet to a point at John C. Shumate's North West corner. Thence North 24 ¾ degrees West 192.7 feet to a point. Thence North 76 ¾ degrees East 1414 feet to a point in the center of the Brick Church Pike. Thence South 17 ½ degrees East 192.7 feet to the beginning. In the 12th Civil District of Davidson County and being part of the land purchased by J. T. Satterwhite and wife, Lucy B. Satterwhite by deed of record in Book 405, page 676, Register's Office for Davidson County, Tennessee.

INCLUDED IN THE ABOVE DESCRIPTION BUT EXPRESSLY EXCLUDED THEREFROM is the property conveyed to The Metropolitan Government of Nashville and Davidson County, Tennessee, by deed of record in Book 10123, page 954, and described as follows:

Beginning at a point on the west existing margin of Brick Church Pike, said point being the point of intersection between the common property line between Shelby L. Belt, et al and the Grantor with the west existing margin of Brick Church Pike; thence with said existing margin of Brick Church Pike northerly 192 feet more or less to the intersection with the common property line of Kirby Highbrick Partnership Ltd and the Grantor; thence with said common property line South 80 degrees 07 minutes 18 seconds West 16.98 feet to the point of intersection with the west proposed margin of State Project No. 19108-2704-54; thence with said proposed margin 11501.16 foot radius curve left 40.56 feet; thence South 12 degrees 58 minutes 15 seconds East 152.17 feet to the north property line of Shelby Belt, etal; thence with said property line North 80 degrees 07 minutes 18 seconds east 16.32 feet to the point of beginning, containing 3,203 square feet.

Being the same property conveyed to R. G. Powell and wife, Irene Powell, by deed dated May 23, 1924, from E. C. Scruggs and wife, Elizabeth S. Scruggs, of record in Book 607, page 624, Register's Office for Davidson County, Tennessee. R. G. Powell died on October 14, 1955. Irene Powell, one and the same person as Mary Irene Powell, died on August 22, 1981. By her will, of record in Will Book 136, page 86, Probate Court for Davidson County, Tennessee, and in Book 10123, page 943, Register's Office for Davidson County, Tennessee, she devised subject property to her son, Harry Neal Powell, for and during the period of his natural life or so long as he desires to live on said premises, and in the event he moves from said premises, then he shall receive a 30% share, and devised a 10% share to each of her other seven children: Frances Louise Sweeney, Roy Guill Powell, Jr., Leland Parks Powell, Paul Hardeman Powell, Sarah Eleanor Hayes, Charles Ronald Powell and Marilyn Irene Reed.

Frances Louise Sweeney died intestate on December 14, 1993, leaving as her sole heirs her two children, Rita S. Stinson and Donald W. Sweeney. Roy Guill Powell, Jr. died intestate on October 23, 2002, leaving as his sole heirs at law his wife, Mary Jane Powell, and his two children, Mark Thomas Powell and Mary Virginia Powell Benson. Paul Hardeman Powell died on December 2, 1984, leaving as his sole heirs at law his wife, Glenna Dell Garner Powell, and his two children, Robert H. Powell and Bette Susan Wilson. Glenna Dell Garner Powell died intestate on April 17, 1985, leaving as her sole heirs her two children, Robert H. Powell and Bette Susan Wilson. Robert H. Powell died on September 27, 2007, leaving as his sole heir his daughter, Heather D. Powell. However, by his will, admitted to probate in the Chancery Court of Sequatchie County, Tennessee, Docket No. P-384, he devised his entire estate to Jonathan Camp and Amy Lynn Camp. . (See quitclaim deeds from Heather D. Powell and from Bette Susan Wilson, Executor, recorded simultaneously herewith.) Sarah Eleanor Hayes died testate on July 11, 2007, and by her will, recorded in Docket No. 07P1279, Probate Court for Davidson County, Tennessee, she devised her interest in subject property to her four children, Bonnie Hayes, Janet Hayes, Brian Hayes and Melissa Hayes. Harry Neal Powell conveyed his interest in subject property to W. Craig Reed and Harold A. Reed, subject to a life estate and a general power of appointment reserved to himself, by quitclaim deed recorded as Instrument No. 20051005-0120390, said Register's Office, and by quitclaim deed recorded as Instrument No. * _____, W. Craig Reed and Harold A. Reed reconveyed their interest in subject property to Harry Neal Powell. * 20080305-0020880

This conveyance is made subject to the 2008 County Taxes which have been prorated by the parties and assumed by the Grantee.