THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Address New Owner(s)
Nash-Cor, LLC
1021 South 6th Street
Nashville, TN 37213

Send Tax Bills To:
SAME

Map & Parcel No.:
134-00-0-185.00

Davidson County DEEDWARR
Recvd: 05/16/08 14:48 3 pgs
Fees:18.00 Taxes:3182.00
20080516-0050720

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$860,000.00**, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Community Resource Center, a Tennessee not-for-profit corporation** (herein referred to as "Grantor") has this day bargained and sold and, by these presents, does hereby transfer and convey unto **Nash-Cor, LLC, a Tennessee limited liability company,** (herein referred to as "Grantee"), Grantee's successors and assigns, the following described tract or parcel of land located in Davidson County, Tennessee, to wit:

Being Lot No. 6 on the plan of Harding Place Park North, Section 1, of record in Book 4460, page 169, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Community Resource Center, by deed from Lonnie J. Williams, on April 30, 1998, of record in Book 10908, page 604, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon (collectively, the "Property") and the appurtenances thereunto belonging unto the said Grantee, Grantee's successors and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seized and possessed of said Property, that Grantor has a good and lawful right to sell and convey the Property, and that the Property is free from any lien or encumbrance whatsoever, except for applicable zoning and building regulations, all easements, restrictions and limitations of record, and **2008** real estate taxes, a lien, but not yet due and payable (collectively the "Permitted Encumbrances").

GRANTOR FURTHER COVENANTS with the said Grantee and binds itself, Grantor's successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims and demands of all persons whomsoever claiming by, through or under Grantor, except claims arising under or by virtue of the Permitted Encumbrances.

WITNESS this the 15 day of **May, 2008**.

GRANTOR:

Community Resource Center

BY: _____
Catherine Mayhew, Executive Director

STATE OF TENNESSEE)

COUNTY OF Davidson)

The actual consideration for this transfer is **$860,000.00**.

AFFIANT

Subscribed and sworn to before me, this 14th day of **May, 2008**.

NOTARY PUBLIC

My Commission Expires:
3/7/2011

MOLLY B. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2011

STATE OF TENNESSEE

COUNTY OF Davidson

On this 14th day of May, 2008, before me, appeared **Catherine Mayhew,** to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that she is the **Executive Director** of **Community Resource Center,** and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said **Catherine Mayhew** acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC My Commission Expires: 3/7/2011

MOLLY B. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 7 20[illegible]

I, Liz Maison, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Liz Maison
Signature

State of TN
County of Davidson

Personally appeared before me, Daphne M. Davis, a notary public for this county and state, Liz Maison, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Daphne M. Davis
Notary's Signature

DAPHNE M. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires: 11-14-2009

(Seal)