THIS INSTRUMENT PREPARED BY:
Jennifer L. Johnson, Esq.
JOHN T. COOK, ESQ.
2927 Berry Hill Drive
Nashville, Tennessee 37204

Davidson County DEEDWARR
Recvd: 07/09/08 08:57 3 pgs
Fees:18.00 Taxes:555.00
20080709-0070343

File No. 21355-6
Davidson Box 14-A

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Douglas B. Havron 9011 Old Charlotte Pike Pegram, TN 37143	New Owner	Map 105-07 Parcel 065

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, WILLIAM R. HOSTETTLER, CARL A. NEUHOFF, JR., and ANTHONY P. SNYDER, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto DOUGLAS B. HAVRON AND WIFE COREEN K. HAVRON, hereinafter called the Grantees, their heirs and assigns, certain land in Davidson County, State of Tennessee, described as follows, to-wit:

> LAND in Davidson County, Tennessee, being Lot No. 24, on the Plan of Humphrey's Houston and Martin's Addition to South Nashville, of record in Chancery Court Book 1, Page 35, and in Deed Book 36, Page 117, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.
>
> BEING the same property conveyed to William R. Hostettler, Carl A. Neuhoff, Jr., and Anthony P. Snyder by Deed from Roger P. Hogan and Barry T. Fly of record in Instrument Number 20040914-0110575, Register's Office for Davidson County, Tennessee.
>
> THIS is improved commercial property known as 493 Humphreys Street, Nashville, Tennessee 37203.

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 Grantors covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth on the attached Exhibit "A"; and Grantors do further covenant and bind themselves, their heirs and assigns, 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.

IN WITNESS WHEREOF, the Grantors have executed this instrument this 1 day of July 2008.

William R. Hostettler

Carl A. Neuhoff, Jr.

Anthony P. Snyder

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William R. Hostettler, Carl A. Neuhoff, Jr., and Anthony P. Snyder, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 1 day of July 2008.

NOTARY PUBLIC
My Commission Expires: 3/7/2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is ~~$000,000.00~~ $150,000.00

Affiant

Subscribed and sworn to before me this
1 day of July 2008.

Notary Public
My commission expires 3/7/2011

EXHIBIT A
Permitted Encumbrances

(a) Taxes for the year 2008 and subsequent years, not yet due and payable, said taxes having been prorated and assumed by the Grantees.

(b) Matters shown on the Plan of record in Chancery Court Book 1, Page 35, and in Deed Book 36, Page 117, Register's Office for Davidson County, Tennessee.