This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $144,900.00.

Affiant

Subscribed and sworn before me this the 3rd day of September, 2008.

Notary Public
My commission expires: 09/25/10

SAVAN K MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Davidson County DEEDWARR
Recvd: 09/04/08 09:44 2 pg
Fees:13.00 Taxes:536.13
20080904-0090641

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Jeremy Rochford 2825 Hastings Rd. Nashville, TN 37214	~~OWNER~~ Taylor Bean & Whitaker P.O. Box 628204 Orlando, FL 32862-8204	96-6-63

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, 54 Music Square West, LLC, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jeremy Rochford and wife, Charity Rochford, as Tenants by the Entirety, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 74, on the Plan of Donelson Heights, of record in Plat Book 1424, Page 35, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to 54 Music Square West, LLC, by deed from William H. Berkley, III and Michael L. Berkley, Davisees of the Estate of William H. Berkley, Jr., of record as instrument number 20070621-0074092, said Register's Office, dated June 19, 2007.

Subject to all Easements and Restrictions of record.

THIS IS ✓ IMPROVED ___UNIMPROVED PROPERTY KNOWN AS 2825 Hastings Rd., Nashville, TN 37214.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 the 3rd day of September, 2008.

54 Music Square West LLC
BY: _____
Ronnie Paul McCulloch, Member

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Ronnie Paul McCulloch, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon his oath acknowledged himself to be the Member of the within named bargainor, a Limited Liability Company, and that he, as such Member, executed the foregoing instrument for the purposes therein contained by signing the name of the limited Liability Company by the said Ronnie Paul McCulloch as such Member.

Witness my hand and official seal this 3rd day of September, 2008.

My Commission Expires: 09/25/10

Notary Public

