Davidson County DEEDWARR
Recvd: 10/16/08 08:11 2 pgs
Fees:13.00 Taxes:1280.20
20081016-0103972

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
HR Properties of Tennessee, a Tennessee General Partnership
4014 Dorcas Drive
Nashville, Tennessee 37215

SEND TAX BILL TO:
Owner
4219 Hillsboro Pike, #332
Nashville, TN 37215

MORTGAGEE:
Pinnacle National Bank
211 Commerce St.
Nashville, TN 37201

MAP 116-16
GROUP
PARCEL 32.00

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 and sufficiency of which are hereby acknowledged, **Murrah Ventures, LLC,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **HR Properties of Tennessee, a Tennessee General Partnership**, hereinafter called the GRANTEE, its successors and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Evergreen Heights, Part Two, of record in Plat Book 1835, page 19, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description thereof.

Being the same property conveyed to Murrah Ventures, LLC by deed from William R. Meyer and wife, Elizabeth S. Meyer of record in Instrument no. 20070124-0009924, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2008 and subsequent years.

This is **unimproved** property known as **4014 Dorcas Drive, Nashville, Tennessee 37215.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and, GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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 our hands this **the 14th** day of **October, 2008.**

Murrah Ventures, LLC

By: _____

Todd D. Glisson, Member

By: _____

J. Banks Link, Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Todd D. Glisson and J. Banks Link** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged themselves to both be **Members** of **Murrah Ventures, LLC**, the within named bargainor, and that they as such authorized officers, with the authority so to do, executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 14th day of October, 2008.

_____
Robert M. Loffi
NOTARY PUBLIC

ROBERT M. LOFFI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 5/8/2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $346,000.00.

_____
AFFIANT

Subscribed and sworn to before me on this 14th day
of October, 2008.

_____
NOTARY PUBLIC

IVA J. PARKER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY, TENN.

My Commission Expires: 1-12-09