THIS INSTRUMENT PREPARED BY:
BONE McALLESTER NORTON PLLC(APP)
511 Union Street, Suite 1600
Nashville, Tennessee 37219

Address New Owner(s)	Send Tax Bills To:	Map & Parcel Nos.:
R & R Transitional Housing **415 Church Street #1002** **Nashville, TN 37219**	**New Owner**	**042-12-0-076.00**

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **VERONICA LUCKETT** ("Grantor") has this day bargained and sold and, by these presents, does hereby transfer and convey unto **R & R TRANSITIONAL HOUSING**, a Tennessee general partnership ("Grantee"), its successors and assigns, forever, the following described tracts or parcels of land located in Davidson County, Tennessee, to-wit (the "Property"):

> Land in Davidson County, Tennessee and being part of Lot 4 on the map of division of the Gee Lands of record in Plat Book 332, page 74, Register's Office for Davidson County, Tennessee, according to a survey by John B. Khol, III, License No. 100, 400 7th Avenue So., Nashville, TN 37203 dated 7/26/93, described as follows: Beginning at a point in the northerly margin of Williams Avenue at the southeasterly corner of the property conveyed to Dingh of record in Book 6546M, page 542, RODC; thence with Singh's westerly and southernlines, North 12 degrees 25' 32" East 148.00 feet thence South 78 degrees 16' 31" South 85 feet to a point; thence southerly 148.59 feet, more or less to the northerly margin of said Williams Avenue, thence with said margin, westerly 85.22 feet, more or less, to the point of beginning.
>
> Being same property conveyed to Veronica Luckett by Tennessee Special Warranty Deed of record in Instrument No. 20070419-0046831, Register's Office for Davidson County, Tennessee.

BILL GARRETT, Davidson County
Trans:T20090021063 DEEDWARR
Recvd: 03/31/09 12:49 5 pgs
Fees:28.00 Taxes:481.00
20090331-0028893

TO HAVE AND TO HOLD said Property together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, its successors and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said Grantee that it is lawfully seized and possessed of said Property, that it has a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever, except for the matters set forth on Exhibit A which is attached hereto and is or provided herein by reference.

GRANTOR FURTHER COVENANTS with the said Grantee and binds herself, her successors and assigns, to warrant and forever defend the title thereto of said Property to the said Grantee, its successors and assigns, against the lawful claims and demands of all persons whomsoever.

This is improved property known as 414 Williams Avenue, Madison, Davidson County, Tennessee. The address is believed to be accurate but such address is not part of the legal description. In the event of any discrepancy, the legal description shall control.

Kennedy C. Luckett, the spouse of Veronica Luckett, joins in this conveyance for the purpose of conveying his marital right, title and interest in the Property.

WITNESSTH this the 27th day of March, 2009.

GRANTOR:

Veronica Luckett

Kennedy C. Luckett

STATE OF TENNESSEE)

COUNTY OF ~~Tennessee~~ TN Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Veronica Luckett, the within named bargainor, 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 and official seal this 27th day of March, 2009.

Tiffany D. Klitzing
NOTARY PUBLIC

My Commission Expires:

May 8, 2012

TIFFANY D. KLITZING STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kennedy C. Luckett, the within named bargainor, 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 and official seal this 30th day of March, 2009.

Tiffany D. Klitzing
NOTARY PUBLIC

My Commission Expires:

May 8, 2012

TIFFANY D. KLITZING STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The greater of the consideration for this transfer or the value of the property is $130,000.00.

Andrea P. Perry
AFFIANT

Subscribed and sworn to before me, this 27th day of March, 2009.

Tiffany D Klitzing
NOTARY PUBLIC

My Commission Expires: May 8, 2012

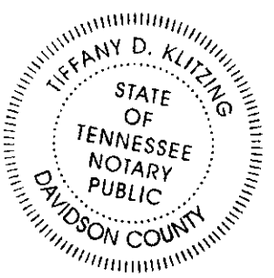


EXHIBIT A

1. Taxes and assessments for the year 2009 and subsequent years, not yet due and payable.

2. Matters that would be disclosed by an accurate and complete land survey of the land.

3. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 5515, page 970; and in Book 5513, page 973, in the Register's Office for Davidson County, Tennessee.