STATE OF ARIZONA }
COUNTY OF }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $3,749,000.00.

SHC
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF May, 2009.

CATERINA M. FINN
Notary Public - Arizona
Maricopa County
My Comm. Expires Jul 31, 2010

NOTARY PUBLIC

My Commission expires: 7/31/2010

THIS INSTRUMENT PREPARED BY:

First American Title Insurance Company 911 Main Street, Suite 2500, Kansas City, MO 64105
NAME ADDRESS

New owner +

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Schuff Family Trust dated 3/19/1997 and Fallbrook Capital, Incorporated	Robert J. Likes and Kathleen Likes	106-30.00
(NAME)	(NAME)	
5256 South Mission Road, Suite 104	3184 Reservoir Drive	
(ADDRESS)	(ADDRESS)	
Bonsall, CA 92003	Simi Valley, CA 93065	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20090037376 DEEDWARR
Recvd: 06/04/09 15:41 3 pgs
Fees:18.00 Taxes:13871.30
20090604-0052025

Warranty Deed

For and in Consideration of the sum of $10 (ten dollars) cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

FALLBROOK CAPITAL INC., a California corporation as to an undivided one-half interest and Mark J. Schuff and Onnie R. Schuff, Trustees of the Mark J. Schuff and Onnie R. Schuff Family Trust as to an undivided one-half interest, as tenants in common

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Robert J. Likes and Kathleen Likes, husband and wife

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Beginning at an old iron pin, the Northeast corner of the S and A Properties Corp. property as shown in Deed Book 7898, Page 344, R.O.D.C.T., in the southern margin of murfreesboro Rd., the Northwest corner of this tract, thence along the southern margin of Murfreesboro Rd., South 50 deg. 37 min. 00 sec., East, 350.00 feet to an old iron pin, the Northwest corner of the Edward L. and Karen Smith property as shown in Deed Book 9350, Page 865, R.O.D.C.T., thence along the line with Edward L. and Karen Smith, South 39 deg. 23 min. 00 sec. West 125.00 feet to an old iron pin, thence continuing along the line with Edward L. and Karen Smith, South 50 deg. 37 min. 00 sec. East, 125.00 feet to an old iron pin, in the western line of the Jessie Mayo property as shown in Deed Book 11162, Page 133, R.O.D.C.T., thence along the line with Jessie Mayo, South 39 deg. 23 min. 00 sec. West, 440.38 feet to a point in the center of Mill Creek, thence continuing along the line with Jessie Mayo and the center of Mill Creek, North 88 deg. 54 min. 20 sec. West, 50.87 feet to a point in the center of the creek, the Northeast corner of Jimmy D. and Linda C. Strickland property as shown in Deed Book 7729, Page 544, R.O.D.C.T, thence along with Jimmy D. and Linda C. Strickland, North 50 deg. 48 min. 48 sec. West 383.90 feet to a point, the Southeast corner of the JPS Properties property as shown in Deed Book 7971, Page 756, R.O.D.C.T., thence along the line with JPS Properties, North 39 deg. 17 min. 10 sec. East 259.74 feet to an old iron pin, thence continuing along the line with JPS Properties, North 50 deg. 30 min. 30 sec. West, 50.00 feet to an old iron pin, the Southeast corner of the S and A Properties Corp. property as shown in Deed Book 7898, Page 344, R.O.D.C.T., thence along the line with S and A Properties Corp., North 39 deg. 15 min. 26 sec. East 338.38 feet to the beginning containing 5.836 acres.

Being the same property conveyed to Fallbrook Capital, Inc. by Special Warranty Deed recorded as Instrument No. 20031230-0184202 in the Register's Office for Davidson County, Tennessee.

Said property being subsequently conveyed to Fallbrook Capital Inc., a California corporation as to an undivided one-half interest and Mark J. Schuff and Onnie R. Schuff Family Trust as to an undivided one-half interest as tenants-in-common by Warranty Deed recorded as Instrument No. 20070212-0017845 recorded in the Register's Office for Davidson County, Tennessee. See also Deed of Correction of record in Instrument No. 20080925-0097768, said Register's Office.

This is unimproved ( ) improved (X) property, known as

981	Murfreesboro Pike	Nashville	TN	37217-1501
(House Number)	(Street)	(City)	(State)	(Zip)

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. We do covenant with said GRANTEES that we 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their 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 our hands this 29th day of May, 2009.

FALLBROOK CAPITAL, INC.

By: Steven C. Johnston, President

MARK J. SCHUFF AND ONNIE R. SCHUFF TRUST

Mark J. Schuff, Trustee

MARK J. SCHUFF AND ONNIE R. SCHUFF TRUST

Onnie R. Schuff, Trustee

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF ARIZONA }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Steven C. Johnston, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of FALLBROOK CAPITAL, INC., the within named bargainor, a corporation, and that He, as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as such officer (or partner).

Witness my hand and official seal at office this 29 day of May, 2009.

My Commission Expires:

CATERINA M. FINN
Notary Public - Arizona
Maricopa County
My Comm. Expires Jul 31, 2010

Notary Public

Caterina M. Finn

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF CALIFORNIA }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named MARK J. SCHUFF, Trustee of the Mark J. Schuff and Onnie R. Schuff Family Trust, the bargainor, with whom I am personally acquainted (or proved to me in 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 at office this _____ day of _____, 2009.

My Commission expires:

Notary Public

STATE OF CALIFORNIA }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named ONNIE R. SCHUFF, Trustee of the Mark J. Schuff and Onnie R. Schuff Family Trust, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 at office this _____ day of _____, 2009.

My Commission expires:

Notary Public

After Recording Return To:
Robert J. Likes
3184 Reservoir Drive
Simi Valley, CA 93065

MARK J. SCHUFF AND ONNIE R. SCHUFF TRUST

Mark J. Schuff, Trustee

MARK J. SCHUFF AND ONNIE R. SCHUFF TRUST

Onnie R. Schuff, Trustee

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF CALIFORNIA }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared_____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of FALLBROOK CAPITAL, INC., the within named bargainor, a corporation, and that _____, as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 2009.

My Commission expires:

_____

_____
Notary Public

INDIVIDUAL ACKNOWLEDGMENTS:

OFFICIAL SEAL
ROCHEL F. AMOG
NOTARY PUBLIC-CALIFORNIA
COMM. NO. 1834154
RIVERSIDE COUNTY
MY COMM. EXP. FEB. 6, 2013

STATE OF CALIFORNIA }
County of Riverside

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named MARK J. SCHUFF, Trustee of the Mark J. Schuff and Onnie R. Schuff Family Trust, the bargainor, with whom I am personally acquainted (or proved to me in 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 at office this 29 day of May, 2009.

My Commission expires:
Feb 6 2013

Notary Public
Rochel F. Amog

STATE OF CALIFORNIA }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named ONNIE R. SCHUFF, Trustee of the Mark J. Schuff and Onnie R. Schuff Family Trust, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 at office this 29 day of May, 2009.

My Commission expires:
Feb 6 2013

Notary Public
Rochel F. Amog

OFFICIAL SEAL
ROCHEL F. AMOG
NOTARY PUBLIC-CALIFORNIA
COMM. NO. 1834154
RIVERSIDE COUNTY
MY COMM. EXP. FEB. 6, 2013