WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,000.00 Affiant Subscribed and sworn to before me, this 26th day of June, 2009 Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

JEFF FARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires December 19, 2009

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JVK Development LLC	JVK Development, LLC	83-13
(NAME)	(NAME)	(MAP)
1500 Lillian	7127 Crossroads Blvd, Ste. 105	441.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37206	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Jon D. Shuff, unmarried, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto JVK Development, LLC, a Tennessee Limited Liability Company, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, TN, BEING the north part of Lots Nos. 157 and 158, Block "R", on the Map of Lindsley Home Place, of record in Book 2, page 92, Chancery Court at Nashville, to which plan reference is hereby made for a complete description thereof.

Said part of said lots adjoin and front 100 feet on the southerly side of Lillian Avenue and run back between parallel lines along the east margin of South 15th Street, 107.5 feet to a dead line. Description is the same as in the previous deed of record.

Being the same property conveyed to Jon D. Shuff, by special warranty deed from Eric Henderson, Ricky Henderson, William Henderson, Karen Henderson and Marian Howell, Heirs, dated September 12, 2008, of record in Instrument No. 20080922-0096521 as corrected by Scrivener's Affidavit to change John to Jon, of record in Instrument No. 20081003-0100639, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 1500 Lillian, Nashville, Tennessee 37206

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 we do covenant with the 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 herein set out; and we do further covenant and bind ourselves, our heirs and representatives, 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. 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.

BILL GARRETT, Davidson County
Trans:T20090043228 DEEDWARR
Recvd: 06/29/09 13:18 2 pgs
Fees:13.00 Taxes:414.40
20090629-0060175

Witness my/our hand(s) this 26th day of June, 2009.

Jon D. Shuff

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Jon D. Shuff; with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 26th day of June, 2009.

Notary Public

My Commission Expires:

JEFF FARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires December 19, 2009