BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
2212 8th Ave South
Nashville, TN 37204
Telephone: 615-661-8099
File No. 09-2117

BILL GARRETT, Davidson County
Trans:T20090047117 DEEDWARR
Recvd: 07/14/09 09:57 2 pgs
Fees:13.00 Taxes:5272.50
20090714-0065649

Property Address: 4410 Granny White Pike, Nashville, TN 37204

---Above This Line Reserved For Official Use Only---

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Jackie Miller, a single man and Robert Stutts, a single man, as joint tenants with right of survivorship**, hereinafter referred to as "Grantors", have this day bargained and sold, and by these presents do hereby transfer and convey unto **James H. Cheek, IV, Trustee, pursuant to a trust dated June 8, 2009, with full power to sell, transfer, convey, mortgage and encumber without the joinder of any beneficiary,** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the **City of Nashville, County of Davidson**, State of Tennessee, to-wit:

Land in Davidson County Tennessee being Lot no 1 on the plan of revised resubdivision of Part of Lot 3 on the plan of W.W. Dillon & Company's subdivision of Tony Sudekums Farm of record in Instrument no 20010330-0030778, Register's office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jackie Miller, a single man and Robert Stutts, a single man, as joint tenants with right of survivorship, by warranty deed from Cecelia McGlew Nave, an unmarried woman, of record in Instrument #20021231-0162481, dated December 30, 2002, and filed for record December 31, 2002, Register's Office for said county.

This is improved property also known as 4410 Granny White Pike Nashville, TN 37204.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any, and described in the policy of title insurance provided to Grantee by Grantors.

1. Easement for sanitary sewer and/ or storm drainage of record in Book 4102, page 361, said Register's Office for Davidson County, TN.
2. Restrictive Covenants for detached structure of record in Instrument Number 20060420-0045644, said Register's Office for Davidson County, TN.
3. Plat of record in Instrument Number 20010330-0030778, said Register's Office for Davidson County, TN.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTORs do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2009 shall be [X] prorated between Grantors and Grantee as of the date selected by Grantors and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantors.

The property herein conveyed [ ] is not a part of the homestead of Grantors, or [X] is part of the homestead of Grantors and if any Grantor is married, the conveyance is joined by both Husband and Wife.

Grantors do hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $1,425,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

WITNESS Grantors' hands this 8th day of June, 2009.

Jackie Miller {Seal}

Robert Stutts {Seal}

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

On this the 29th day of May, 2009, before me the undersigned officer, personally appeared Jack Miller and Robert Stutts, known to me (or satisfactorily proven) to be the parties executing the foregoing instrument and they acknowledged that they, executed same as their free act and deed.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public

My Commission expires: 5/18/2012

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transaction is $1,425,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 8TH DAY OF JUNE, 2009.

Notary Public

MY COMMISSION EXPIRES: May 5, 2012

(AFFIX SEAL)

PRISCILLA C. URBANEK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

SEND TAX STATEMENTS TO:
Map/ Parcel: 131-04-0-222.00

New Owner

4410 Granny White Pk

Nashville, TN 37204