WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$315,000.00** Affiant Subscribed and sworn to before me, this the 16th day of November, 2009. Notary Public My commission expires: 2/24/13 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20090078276 DEEDWARR
Recvd: 11/17/09 15:11 2 pgs
Fees:13.00 Taxes:1165.50
20091117-0105970

JOHN T. COOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Eric B. Gamble, Trustee	**New Owner**	**Map 105-14 Parcel 209.00**
803 Bradford Avenue		
Nashville, TN 37204		

FOR AND IN CONSIDERATION OF THE SUM OF 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,

Leonard S. Wolf, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Eric B. Gamble, Trustee of the Joshua Ryan Keith Trust u/t/a dated December 18, 1998

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Nashville Trust Company's Resubdivision of Block "F", Lots 6 to 15 of C. D. Elliott's Plan, of record in Book 843, page 97, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Leonard S. Wolf by Deed from Wilburn L. Newsom and spouse, Amber M. Newsom, of record in Instrument No. 20001128-0116387, dated November 15, 2000, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a Temporary Construction Easement for storm sewers, of record in Book 3644, page 106, Register's Office of Davidson County, Tennessee; any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

This is improved (__X__) Unimproved (____) property, known as **803 Bradford Avenue, Nashville, TN 37204**

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 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.

Witness my/our hand(s) this **16th** day of **November, 2009.**

Leonard S. Wolf

Leonard S. Wolf

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, **Leonard S. Wolf,** the within named seller, 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 at Nashville, Tennessee, this **16th** day of **November, 2009.**

Notary Public



My Commission Expires: 2/24/13