BILL GARRETT, Davidson County
Trans:T20100021947 DEEDQC
Recvd: 04/13/10 15:19 2 pgs
Fees:12.00 Taxes:0.00
20100413-0027934

QUITCLAIM DEED
3030 & 3028Nolensville Road
Nashville, TN 37211

Record Book:10802
Page: 500
Map/Parcel Number:11913033100

Send tax bills to: Alva, LLC
New Owner 5859 Hickory Ridge Road
Lebanon, TN 37090

AFFIDAVIT OF VALUE

I swear or affirm that the actual consideration given for the transfer of this property was none. This transfer was made on December 31, 2009.

Alva,LLC
5859 Hickory Ridge Rd
Lebanon, TN 37090

Luis Alva (owner), Alva,LLC

KAREN TALBERT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Sworn or subscribed before me on the 31st day of December, 2009

My license expires: 10/14/13

Notary Public

I, Luis Alva, the Grantor, hereby transfer and assign all of our right, title and interest in and to the real property described on Exhibit A attached to this document to the Alva, LLC the Grantee, effective the day and date written below.

Signed effective the 31st day of December, 2009.

GRANTOR:

Luis Alva

STATE OF TENNESSEE
COUNTY OF DAVIDSON

KAREN TALBERT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Luis Alva personally appeared before me on the 31st day of December, 2009 acknowledged that they signed this document, for the purposes stated therein. They are known to me or personally acknowledged their identity.

My license expires: 10/14/13

Notary Public

EXHIBIT A

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:

A tract of land in the First Civil District of Davidson County, Tennessee and begin parts of Lots 4,6,7, and 59 of the Map of the Resubdivision of Lots 1,2,3,4,5,6,7,8 and 59 In Pleasant View Subdivision of Mrs. McComb's property, Nashville, Tennessee, of record in Book 843, page 101, Register's Office of Davidson County, Tennessee and being more particularly described according to a survey made by Ragan-Smith Associates, Inc. Projected No. 94-126, work order no. 4727, dated March 10, 1995.

Beginning at an iron pin set on the northerly line of Lot 4 and the eastern margin of Nolensville Road(80 feet R/W), said point lying on the southerly margin of a 12' Alley(unimproved); thence with the southerly margin of said Alley and the northerly line of Lot 4,

1. South 78°52'35" East, 228.98 feet to an iron pin set, said point lying 38.15 feet westerly along the southerly margin of the Alley from the northerly corner of Lot 58 and 59: thence,
2. South 09°51'10"West, 173.63 feet to an iron pin set on the northerly margin of Radnor Street; thence with the said margin,
3. North 78°52'35" West, 129.07 feet to an iron pin set: thence,
4. Northwesterly, with a curve to the right, having a radius og 18.00 feet, and central angle of 61°49'32", an arc length of 19.42 feet, a chord bearing and distance of North 47°57'49" West, 18.49 feet to an iron pin set on the easterly margin of Nolensville Road; thence with said road,
5. North 17°03'03" West, 186.14 feet to the POINT OF BEGINNING and containing 31,992 square feet or 0.734 acres, more or less as calculated by the above courses which were determined within the precision requirements of a class "Urban" ALTA/ACSM Land Title Survey of 1992.

Prepared by:

Terry Horne CPA
732 West Main Street
Lebanon, TN 37087