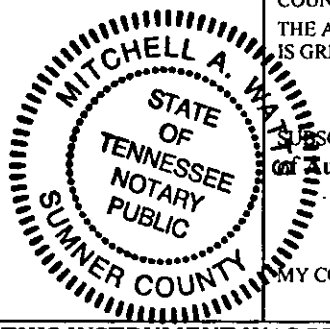
WARRANTY DEED

Record and Return to:

Foundation Title and Escrow
30 Burton Hills Blvd., Ste. 175
Nashville, TN 37215



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $270,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11th day of August, 2010

Notary Public

MY COMMISSION EXPIRES: 8/20/2013

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, LLC, 30 Burton Hills Blvd, Suite 175, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles B. Rush	Charles B. Rush	10509020100
(NAME)	(NAME)	
1007 Acklen Avenue	1007 Acklen Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203	Nashville, TN 37203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Susan M. Lewis**, unmarried, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Charles B. Rush**, unmarried, as to an undivided 50% interest, and Ron Mills and Charles B. Rush, Co-Trustees of the Charles Rush GST Exempt Irrevocable Trust, as to an undivided 50% interest, with full power and authority to sell, transfer, convey and encumber, without joinder of any beneficiary, 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 the easterly 65 feet of the westerly 75 fee of Lot No. 34 on the Map of Waverly Place as of record in Book 57, page 95, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Susan M. Lewis, unmarried by Warranty Deed from Peggy H. Iheme, unmarried dated November 13, 2002 and recorded in Instrument No. 20021119-0143169, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 1007 Acklen Avenue, Nashville, TN 37203

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, has 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:T20100051874 DEEDWARR
Recvd: 08/20/10 11:03 2 pgs
Fees:13.00 Taxes:999.00
20100820-0065980

Witness our hands this **12th** day of **August, 2010**

Susan M. Lewis

Susan M. Lewis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, **Susan M. Lewis**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **12th** day of **August, 2010**

CHRIS CANTRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My commission expires: 5.2.11

My Commission Expires MAY 2, 2011