WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100057454 DEEDWARR
Recvd: 09/13/10 14:41 2 pgs
Fees:13.00 Taxes:923.15
20100913-0072741

G-FW-10-1406

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $249,500.00

Affiant

Subscribed and sworn to before me, this 10th DAY OF September, 2010.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Corinthian Lodge No. 414	Corinthian Lodge No. 414	
1406 Eastland Avenue (ADDRESS)	(NAME) P.O. Box 210976 (ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Nashville, TN 37221 (CITY) (STATE) (ZIP)	83-5-385.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we SUSANNE E. BANKS,UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto WILLIAM HOWARD FREEMAN, WAYNE FRANKLIN MELTON & OLIVER COLE, TRUSTEES OF CORINTHIAN LODGE NO. 414 FREE & ACCEPTED MASONS AND THEIR SUCCESSORS IN OFFICE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 8 ON THE MAP OF THE SUBDIVISION OF THE C.F. ORDWAY'S HOME PLACE, AS OF RECORD IN BOOK 57, PAGE 88, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING ON THE SOUTHERLY MARGIN OF EASTLAND AVENUE, FORMERLY VAUGHN TURNPIKE, 300 FEET WEST OF THE WESTERLY MARGIN OF THE 15TH, FORMERLY BRAMLETT STREET, SAID POINT BEING THE NORTHWEST CORNER OF A PART OF SAID LOT CONVEYED TO J.F. DEAN AND WIFE, BY DEED FROM GEORGE W. SHIELDS, JR. AND WIFE, AS OF RECORD IN BOOK 541, PAGE 210, SAID REGISTER'S OFFICE; THENCE, WITH THEIR WEST LINE, SOUTHWARDLY 170 FEET TO AN ALLEY; THENCE, WITH THE NORTHERLY MARGIN OF SAID ALLEY, WESTWARDLY 50 FEET TO ANOTHER ALLEY; THENCE, WITH THE EASTERLY MARGIN OF THE LAST MENTIONED ALLEY, NORTHWARDLY 170 FEET TO EASTLAND AVENUE; THENCE, WITH THE SOUTHERLY MARGIN OF SAID AVENUE, EASTWARDLY 50 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO SUSANNE E. BANKS, UNMARRIED BY WARRANTY DEED FROM MICHAEL D. PULLMAN, UNMARRIED, RECORDED ON THE 29TH DAY OF JULY, 2008 IN INSTRUMENT NO. 20080729-0077483, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING THOSE LISTED IN PLAT BOOK 57, PAGE 88, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 1406 Eastland Avenue, Nashville, Tennessee 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 10th day of September, 2010.

Susanne E. Banks by Sharon Hill, attorney-in-fact

Susanne E. Banks by Sharon Hill,
attorney-in-fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 10th day of September, 2010, before me personally appeared Sharon Hill to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Susanne E. Banks,unmarried and who acknowledged he/she/they executed the same as the free act and deed of the said Susanne E. Banks,unmarried.

Witness my hand and official seal, this the 10th day of September, 2010.

Notary Public



My Commission Expires: 10.16.11

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903