RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5409 Maryland Way
Suite 130
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20100066568 DEEDWARR
Recvd: 10/20/10 13:57 2 pgs
Fees:13.00 Taxes:5180.00
20101020-0084092

WARRANTY DEED

JOHN A. BELL, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 7, 2014

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,400,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of October, 2010.

NOTARY PUBLIC

My commission expires: 7-7-2014

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KRS Revocable Trust u/t/a dated October, 2010 4640 Admiralty Way, Suite 500 Marina Del Rey, California 90292	New Owner	160-01-0 002.00

FOR AND IN CONSIDERATION of the sum of One Million Four Hundred Thousand and 00/100 DOLLARS ($1,400,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **DARRELL BROWN AND ROGER CANEVARI, by and through his lawful Attorney-in-Fact, DARRELL BROWN,** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto, **KRS REVOCABLE TRUST U/T/A DATED OCTOBER, 2010,** hereinafter called the Grantee, its successors and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Property Commonly Known as: 933 Forest Acres Court Nashville, TN 37220

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Forest Acres Subdivision Section IV, as of record in Plat Book 2331, page 156 amended in Book 2929, page 589, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Darrell Brown and Roger Canevari by deed from Delta Commercial Properties, LLC, dated June 25, 2004 and filed for record on July 8, 2004, of record in Instrument No. 20040708-0081526, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtances, estate and title thereunto belonging, unto the said Grantee, its successors and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2010 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, its successors and assigns, against the lawful claims of all person, whomsoever.

WITNESS OUR HANDS, this the 15th day of October, 2010.

DARRELL BROWN

ROGER CANEVARI by Darrell Brown atty in Fact

ROGER CANEVARI by DARRELL BROWN, his Attorney-in-Fact

STATE OF Tennessee
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public, Darrell Brown, 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 seal, this the 15th day of October, 2010.

Notary Public

John A. Bell, Jr.
Printed Notary Name

My commission expires: 7-7-2014

JOHN A. BELL, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 7, 2014

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this the 15th day of October, 2010, before me, appeared Darrell Brown, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the lawful attorney-in-fact for Roger Canevari and that said instrument was signed in behalf of the said Roger Canevari by himself as his attorney-in-fact.
Witness my hand at office this the day and year above written.

Notary Public

My commission expires: 7-7-2014

JOHN A. BELL, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 7, 2014