BILL GARRETT, Davidson County
Trans:T20100069011 DEEDWARR
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Fees:18.00 Taxes:1757.50
20101101-0087162

THIS INSTRUMENT PREPARED BY:
Waller Lansden Dortch & Davis, LLP
Matthew G. Noggle, Esq.
511 Union Street, Suite 2700
Nashville, Tennessee 37219

GENERAL WARRANTY DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER
PAC-HILL, LLC 3011 Armory Drive, Suite 130 Nashville, Tennessee 37204 Attention: Celeste Patterson	Same	Map 83-1, Parcel 84, 85, 86

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $475,000.00.

MARY F. McKEE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 6, 2014

Affiant

Subscribed and sworn to before me, this the 29th day of October, 2010.

Notary Public

My Commission Expires:_____

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, DOROTHY M. FYKE, TRUSTEE OF THE FYKE FAMILY REVOCABLE TRUST U/A DATED NOVEMBER 25, 1997, AS AMENDED AND RESTATED OCTOBER 19, 2007 (collectively, the "Grantor"), has this day bargained and sold, and does hereby transfer and convey unto PAC-HILL, LLC, a Tennessee limited liability company, (the "Grantee"), its successors and assigns, certain real estate in the City of Nashville, County of Davidson, and State of Tennessee, described in Exhibit A, attached hereto and incorporated herein by reference (the "Property").

This is improved property, known as 1108 Gallatin Avenue, 1050 West Greenwood Avenue, and 1048 West Greenwood Avenue, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD the Property, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever. Grantor does hereby covenant that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and that the same is unencumbered, except for taxes and assessments first accruing for the calendar year 2010 and subsequent years.

Grantor further covenants and binds themselves, and their heirs, successors and assigns, to warrant and forever defend the title to said real estate to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 29 day of October, 2010.

Dorothy M. Fyke, Trustee

DOROTHY M. FYKE, TRUSTEE OF THE
FYKE FAMILY REVOCABLE TRUST

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DOROTHY M. FYKE, TRUSTEE OF THE FYKE FAMILY REVOCABLE TRUST, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 29th day of October, 2010.

Linda J. Boggess

NOTARY PUBLIC

My Commission Expires: 5-20-2014

LINDA J. BOGGESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 20, 2014

EXHIBIT "A"
Legal Description of the Property

Land in Davidson County, Tennessee, and described as follows:

TRACT NO. 1

Being the westerly part of Lot No. 1 in Jones and Bradford's subdivision a plan of which is of record in Book 161, page 142, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the southerly margin of West Greenwood Avenue at the southwest corner of the proposed new west right of way of the Gallatin Pike running thence westwardly and with the southerly margin of said West Greenwood Avenue 83 feet, 6 inches to the easterly line of Lot No. 2, on said plan; thence with said line southwardly 154 1/2 feet to an alley; thence eastwardly with the northerly margin of said alley 52 feet to the westerly margin of the proposed west right of way of said Gallatin Pike; thence northwardly with said west right of way of said Pike 157.6 feet to the beginning.

TRACT NO. 2

Being Lot No. 2 on the Map of Jones and Bradford's Subdivision of record in Book 161, page 142, Register's Office for said County.

Said lot fronts 50 feet on the south side of West Greenwood Avenue and runs back between parallel lines, 154 1/2 feet to an alley.

Tract No. 1 and 2 being the same property conveyed to HUBERT S. FYKE AND DOROTHY M. FYKE, TRUSTEES, by deed from HUBERT S. FYKE AND DOROTHY M. FYKE, of record in Book 10769, page 145, dated November 25, 1997, Register's Office for Davidson County, Tennessee.

TRACT NO. 3

Land in Davidson County, Tennessee, being Lot Number Three (3) in Jones and Bradford's Subdivision of land in the 18th District which plan is of record in Book 161, page 142, Register's Office for said County.

Said Lot No. 3 fronts fifty feet on the southerly side of Edgar Avenue now called West Greenwood Avenue and extends back between parallel lines 154 1/2 feet more or less to an alley.

Being the same property conveyed to HUBERT S. FYKE AND DOROTHY M. FYKE, TRUSTEES, by deed from HUBERT S. FYKE AND DOROTHY M. FYKE, of record in Book 10769, page 139, dated November 25, 1997, Register's Office for Davidson County, Tennessee.