WARRANTY DEED

R-VRE-10-230

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $374,000.00

Affiant

Subscribed and sworn to before me, this 12th DAY OF November, 2010.

Notary Public

MY COMMISSION EXPIRES: 4/6/14
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN

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
Al Fullerton	New Owner (NAME)	
230 31st Avenue N (ADDRESS)	(ADDRESS)	
Nashville, TN 37203 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	104-2-X-230.00 CO

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, we BRIAN GREIF, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto AL FULLERTON AND VIRGINIA FULLERTON, TRUSTEES OF THE VIRGINIA FULLERTON TRUST, 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 UNIT NO. 230, TOGETHER WITH THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF THE ROW AT 31ST CONDOMINIUMS, A HORIZONTAL PROPERTY REGIME ESTABLISHED BY MASTER DEED, OF RECORD IN INSTRUMENT NO. 20030430-0057670, CORRECTED IN INSTRUMENT NO. 20040203-0012935, INSTRUMENT NO. 20040206-0014724, INSTRUMENT NO. 20040615-0070764, INSTRUMENT NO. 20040915-0111215 AND 20080425-0042359, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, SAID UNIT BEING DEPICTED ON THE CONDOMINIUM SITE PLAN ATTACHED AS EXHIBIT "B" TO THE AFOREMENTIONED MASTER DEED.

BEING THE SAME PROPERTY CONVEYED TO BRIAN GREIF BY WARRANTY DEED FROM BATY DEVELOPMENT GROUP, LLC, RECORDED ON THE 6TH DAY OF DECEMBER, 2006 IN INSTRUMENT NO. 20061206-0150761, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO COUNTY TAXES FOR THE YEAR 2011 AND SUBSEQUENT YEARS; ALL MATTERS SET FORTH IN MASTER DEED OF RECORD IN INSTRUMENT NO. 20030430-0057670 CORRECTED IN INSTRUMENT NO. 20040203-0012935 AMENDED BY INSTRUMENT NOS. 20040206-0014724, 20040915-0111215 AND 20040615-0070764, 20080425-0042359; EASEMENTS OF RECORD IN INSTRUMENT NO. 20021011-0125352, 20020910-0109699 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 230 31st Avenue North, Nashville, Tennessee 37203
(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.

BILL GARRETT, Davidson County
Trans:T20100073138 DEEDWARR
Recvd: 11/18/10 10:00 2 pgs
Fees:13.00 Taxes:1383.80
20101118-0092254

Witness my/our hand(s) this 12th day of November, 2010.

Brian Greif by John Gleaves, Attorney in Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 12th day of November, 2010, before me personally appeared John Gleaves 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 Brian Greif and who acknowledged he executed the same as the free act and deed of the said Brian Greif.

Witness my hand and official seal, this the 12th day of November, 2010.

Notary Public

STEPHANIE M. DUNCAN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

My Commission Expires: 3-7-2011

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