ASHLEY S. HEATH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My commission expires: March 18, 2014 (& Notary Stamp)	STATE OF TENNESSEE COUNTY OF WILLIAMSON The actual consideration or value, whichever is greater, for this transfer is $840,000.00 Affiant Subscribed and sworn to before me, this 6 day of June, 2011. Notary Public

THIS INSTRUMENT PREPARED BY
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027

SPECIAL WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
National Retail Properties, LP	**New Owner, Attn: Ingrid Irvin**	**Map 062, Parcel 169.00**
450 S. Orange Avenue, Suite 900		
Orlando, FL 32801		

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 ACKNOWLEDGE, WE,

William E. Oakes, Anita Booker, Diane Oakes Dickerson, and The Testamentary Trust of Jim B. Smith by Dorothy Presley Smith, Timothy D. Smith, and Shirley Smith Hames as Co-Trustees,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

National Retail Properties, LP, a Delaware limited partnership,

HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, To Wit:

All that piece, parcel or tract of land lying and being located in Davidson County, Tennessee, being known as Lot 4, Phase 4 as shown on the Final Plat for Music Valley P.U.D. in Plat Book 00007900 0000887, and being more or less particularly described as follows:

Beginning at iron pin located on the western right-of-way of Music Valley Drive (80' right-of-way) and the southern right-of-way of Music City Circle (Public Right of Way – Document No. 20091119-0106501); thence along the western right-of-way of Music Valley Drive along a curve concave to the west having a radius of 1938.95 feet, an arc length of 206.60 feet and a chord bearing and distance of S 16-29-25 E for 206.51 feet to an iron pin; thence along the common line of Countryside Hospitality, LLC (Deed Book 20070301 0025217), N 78-46-12 W for 554.17 feet to an iron pin located on the eastern right-of-way of Music City Circle Public Right of Way – Document No. 20091119-0016503); thence along said right-of-way along a curve concave to the southeast having a radius of 175.00 feet, an arc length of 89.01 feet and a chord bearing and distance of N 25-51-20 E for 88.05 feet to an iron pin; thence along a curve concave to the southeast having a radius of 175.00 feet, an arc length of 186.01 feet and a chord bearing and distance of N 70-47-52 E for 177.38 feet to an iron pin; thence S 78-46-28 E for 160.18 feet to an iron pin; thence along a curve concave to the north having a radius of 242.06 feet, an arc length of 94.16 feet and a chord bearing and distance of S 89-55-08 E for 93.57 feet to an iron pin; thence along a curve concave to the southwest having a radius of 25.00 feet, an arc length of 35.57 feet and a chord bearing and distance of S 60-18-09 E for 32.64 feet to the Point of Beginning. Said tract contains 1.925 acres (83,844 sq. ft.), more or less. According to a survey dated 9-10-2010, revised, signed, and stamped by James R, Freeland, Sr., 5-4-2011, RLS # 2578.

Being Lot No. 4, Phase 4, on the Final Plat of Music Valley P.U.D., of record in Plat Book 7900, page 887, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

BILL GARRETT, Davidson County
Trans:T20110033681 DEEDWARRSP
Recvd: 06/06/11 11:23 5 pgs
Fees:28.00 Taxes:3108.00
20110606-0043179

Easements contained in the Declaration of Easements, Covenants, Conditions and Restrictions of record in Book 9582, Page 690, Register's Office for Davidson County.

Vesting conveyances of record in Instrument No. 20011231-0145256, also see Will of record in Book 6436, page 190, Quitclaim Deed of record in Instrument No. 20000316-0027203, Book 9450, page 691, Instrument No. 20020910-0109362, Will of record in 01P-1262, Quitclaim Deed of record in Book 5398, page 607 and Warranty Deed of record in Book 4546, page 287, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The Plan of record in Plat Book 7900, page 887, Register's Office for DAVIDSON County, Tennessee.
Restrictive covenants contained in an instrument of record in Book 4546, page 287 and Book 9582, page 690, Register's Office for DAVIDSON County, Tennessee.
Water Main Easement of record in Book 4842, page 164, Register's Office for DAVIDSON County, Tennessee.
Sanitary Sewer Easement of record in Book 4842, page 181, Register's Office for DAVIDSON County, Tennessee.
Dedication of Easement for Public Street Right of Way of record in Instrument No. 20091119-0106501, Register's Office for DAVIDSON County, Tennessee.
Sign Easement of record in Instrument No. 20090916-0086346, Register's Office for DAVIDSON County, Tennessee; corrected by Scrivener's Affidavit in instrument no. 20101217-0100430 Register's Office DAVIDSON County, Tennessee;
Inspections and Maintenance Agreement for Private Stormwater Management Facilities of record in Instrument No. 20110329-0023974, Register's Office for DAVIDSON County, Tennessee.
Sanitary Sewers and/or Storm Drainage Water Mains, Pumps and Appurtenances of record in Instrument No. 20110329-0023999, Register's Office for DAVIDSON County, Tennessee.
Instrument to Amend Final Subdivision Plat of record in Instrument No. 20110411-0027795, Register's Office for DAVIDSON County, Tennessee.
Taxes for the year of transfer 2011 and subsequent years, not yet due and payable.

This is unimproved property having an address of 2506 Music Valley Drive, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and hereditaments thereunto belonging or in any wise appertaining to **Grantee**, its successors and assigns, in fee simple forever.

Grantor further covenants that **Grantor** is seized and possessed of the said real estate and has the right to convey it and binds itself and its successors to warrant and forever defend the title to said real estate to **Grantees**, its successors and assigns, against the lawful claims of all persons claiming by, through, or under **Grantor** but not further or otherwise.

Witness our hands this 3 day of June, 2011.

*This is unimproved property held for investment purposes only and is not vested in or marital property of any spouse of any grantor.

This instrument may be executed in multiples and counterparts and the sum of those parts shall be considered a whole.

William E. Oakes

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public of said County and State, William E. Oakes, the within named grantors, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that he/she/they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 3 day of June, 2011.

Notary Public

My Commission Expires:

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

COMMISSION EXPIRES
JUNE 16, 2013

Anita Booker

Anita Booker

STATE OF
COUNTY OF

Personally appeared before me, a Notary Public of said County and State, Anita Booker, the within named grantors, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that he/she/they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 3 day of June, 2011.

Notary Public

My Commission Expires:

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
COMMISSION EXPIRES JUNE 16, 2013

The Testamentary Trust of Jim B. Smith

Dorothy Presley Smith

By: Dorothy Presley Smith, Co-Trustee

Shirley Smith Hames

By: Shirley Smith Hames, Co-Trustee

Timothy D. Smith

By: Timothy D. Smith, Co-Trustee

STATE OF
COUNTY OF

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Dorothy Presley Smith** with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is a **Co-Trustee of the Testamentary Trust of Jim B. Smith**, and is authorized by the trust document to execute this instrument on its behalf.

Witness my hand, at office, this 3 day of June, 2011.

Notary Public

My Commission Expires:

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
COMMISSION EXPIRES JUNE 16, 2013

STATE OF
COUNTY OF

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Shirley Smith Hames** with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **Co-Trustee of the Testamentary Trust of Jim B. Smith**, and is authorized by the trust document to execute this instrument on its behalf.

Witness my hand, at office, this 3 day of June, 2011.

Notary Public

My Commission Expires:

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
COMMISSION EXPIRES JUNE 16, 2013

STATE OF
COUNTY OF

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Timothy D. Smith** with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that he is a **Co-Trustee of the Testamentary Trust of Jim B. Smith**, and is authorized by the trust document to execute this instrument on its behalf.

Witness my hand, at office, this 3 day of June, 2011.

Notary Public

My Commission Expires:

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

COMMISSION EXPIRES
JUNE 16, 2013

Diane Oakes Dickerson

Diane Oakes Dickerson

STATE OF FLORIDA
COUNTY OF SARASOTA

Personally appeared before me, a Notary Public of said County and State, Diane Oakes Dickerson, the within named grantors, with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes therein contained.

Witness my hand, at office, this 2 day of June, 2011.

Stephanie M Bedgio My Commission Expires: 1-11-14
Notary Public Stephanie M. Bedgio

File #: 100758JM
RECORD & RETURN TO:
McCANN, HUBBARD & SOLOMON
1804 WILLIAMSON COURT, SUITE 201
BRENTWOOD, TN 37027

NOTARY PUBLIC
STEPHANIE M. BEDGIO
Notary Public, State of Florida
Commission# DD951452
My comm. expires Jan. 11, 2014