THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.

BILL GARRETT, Davidson County
Trans:T20110041745 DEEDWARR
Recvd: 07/12/11 09:13 2 pgs
Fees:13.00 Taxes:1202.50

20110712-0053111

BOX 50-B

RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

PREPARED BY:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 325,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July, 2011.

Notary Public

MY COMMISSION EXPIRES: May 6, 2013

(AFFIX SEAL)

KIMBERLY R. DOUGLASS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nebraska Holdings, LLC	Nebraska Holdings, LLC	MAP 103-04
4207 Wyoming Avenue	816 Amble Road	PARCEL 132
Nashville, TN 37209	Shoreview MN 55126	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, **Leslie M. Riley married**

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

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 4 on the map showing resubdivision of Lots 110 to 113 inclusive in West End Annex and a strip of ground between south line of Wyoming Avenue and said lot, as of record in Book 421 page 79, Registers Office for Davidson County, Tennessee, to which reference is hereby made.

Said Lot No. 4 fronts 90 feet on the south side of Wyoming, formerly 6th Avenue and runs back 193.7 feet on the westerly line and 208.5 feet on the easterly line to an alley measuring 91.4 feet thereon.

Being the same property conveyed to Leslie M. Riley, unmarried, by deed from Jennifer P. Welch, unmarried, of record in Book 10901 page 219, Registers Office for Davidson County, Tennessee, dated April 24, 1998. Her spouse Mark C. Lambert, aka Mark Charles Lambert, joins in this conveyance. Leslie M. Riley is aka Leslie M. Lambert.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **4207 Wyoming Avenue, Nashville, TN 37209.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 our hand(s) this the 7th day of July, 2011.

Leslie M. Riley

Mark C. Lambert

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 **Leslie M. Riley** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 7th day of July, 2011.

My Commission expires: May 8, 2012

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public

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 **Mark C. Lambert** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 7th day of July, 2011.

My Commission expires: May 8, 2012

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public