THIS INSTRUMENT PREPARED BY:

CHAFFIN, BURNSED & BLACKBURN, PLLC
The Fridrich Building, 1st Floor
2909 Poston Avenue
Nashville, Tennessee 37203

Davidson County DEEDWARRSP
Recvd: 07/22/11 11:30 3 pgs
Fees:18.00 Taxes:2405.00
20110722-0056315

ADDRESS NEW OWNER AS FOLLOWS:

Barney D. Byrd
40 Burton Hills Boulevard, Suite 420
Nashville, TN 37215

SEND TAX BILLS TO:

SAME

MAP-PARCEL NO(S).

116 15 0 004.00

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $650,000.00.

Affiant

Subscribed and sworn to before me this 19th day of July, 2011.

Notary Public

My commission expires: 11-4-13

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY JAN MINSHALL

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made the 21st day of July, 2011, by **POPE PROPERTIES, INC., a Tennessee corporation**, hereinafter referred to as "Grantor," to **BARNEY D. BYRD, a married person**, hereinafter referred to as "Grantee."

WITNESS that Grantor, for good and valuable consideration, receipt of which is hereby acknowledged, sells, grants and conveys to Grantee all the real property located in Davidson County, Tennessee, more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

BEING improved property commonly known as: 4326 Glen Eden Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the real property with all appurtenances, hereditaments, tenements, estate, title and interest thereto belonging to Grantee, his heirs and/or assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of the real property in fee simple, and Grantor has a good right to convey the real property; subject to zoning and applicable governmental restrictions, rights-of-way, and all matters of record, including without limitation the following:

1. Taxes for the year 2011 a lien, not yet due and payable, which have prorated between Grantor and Grantee and assumed by the Grantee herein.

2. All matters shown on the Plan of record in Plat Book 332, Page 88, Register's Office for Davidson County, Tennessee.

3. Easements to the City of Belle Meade of record in Book 5808, Page 655 and Book 5950, page 602, in the Register's Office for Davidson County, Tennessee.

And Grantor further covenants with Grantee that Grantor, its successors and assigns, will warrant and forever defend the title to the real property to Grantee, his heirs and/or assigns, as against all acts of the Grantor herein, and defend the lawful claims and demands of all persons claiming by, through or under Grantor, but not further or otherwise.

IN WITNESS WHEREOF, Grantor has set its hand and seal the day and year first above written.

GRANTOR:

Pope Properties, Inc., a Tennessee corporation

By: Gloria Pope
Gloria Pope
Title: Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared GLORIA POPE, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Secretary of Pope Properties, Inc., a Tennessee corporation, and that she as such Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Secretary.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of July, 2011.

NOTARY PUBLIC

My Commission Expires: _____

CERTIFICATE OF AUTHENTICITY

I, Heather D. Wood, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Heather Wood
Heather D. Wood

LINDA F. BURNSED
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 6, 2013

State of Tennessee
County of Davidson

Personally appeared before me, Amy D. Nix, a notary public for this county and state, Heather D. Wood, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Amy D. Nix
Notary Public

Commission Expires: _____

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 3, 2012

EXHIBIT "A"
LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being part of Lot No. 6 on the First Plan of Belle Meade, of record in Book 332, page 88, in the Register's Office for Davidson County, Tennessee, and a 10-foot reserved strip of land lying adjacent to and northeast and east of said portion of Lot No. 6, described according to Survey made by A & A Engineers, Inc., dated July 30, 1996, as follows:

Beginning on the northerly margin of Glen Eden Drive at an iron pin in the easterly margin of the 10-foot reserved strip; thence with the margin of said reserved strip, North 3 deg. 04 min. 05 sec. East 138.74 feet, more or less, to a point; and North 57 deg. 23 min. 19 sec. West 357.75 feet to an iron pin; thence leaving said reserved strip, South 10 deg. 30 min. East 319.66 feet to an iron pin on the northerly margin of Glen Eden Drive; thence with the northerly margin of said Drive, eastwardly 237.87 feet to the beginning.

Being the same property conveyed to Bright Built Homes, LLC, a Tennessee limited liability company, by Warranty Deed from Frank C. Morgan and Lori B. Morgan of record as Instrument No. 20050518-0055886 in the Register's Office for Davidson County, Tennessee.

INCLUDED in the above described property, but **EXPRESSLY EXCLUDED THEREFROM** is that 0.250 acre tract conveyed to Barney D. Byrd by Warranty Deed from Bright Built Homes, LLC, a Tennessee limited liability company, of record as Instrument No. 20050804-0091550 in said Register's Office, more particularly described as follows:

"Land lying in the City of Belle Meade, Davidson County, Tennessee, fronting 35.90 feet on the north margin of Glen Eden Drive, and being the westerly 35.78 feet of the property conveyed to Richard C. Patrick, Jr. and wife, Kathleen T. Patrick, by Deed from Louise P. Schwab of record in Book 3129, page 125, in the Register's Office for Davidson County, Tennessee, and being a part of Lot 6 of the First Subdivision of Belle Meade of record in Plat Book 332, pages 88 and 89, and also being a small portion of a 10-foot reserved strip of land lying adjacent to and northeast of said part of lot 6, and being further described according to a survey by Wm. Robert Seigenthaler, Tenn. R.L.S. No. 177, dated June 20, 2005, for the Proposed Division of 1.285 acres conveyed to Bright Built Homes, LLC, of record as Instrument No. 20050518-0055886 in said Register's Office, and being further described as follows:

Beginning at an iron pin in the north margin of Glen Eden Drive, said iron pin being the southeast corner of a 5.95 acre tract of land conveyed to Barney D. Byrd of record as Instrument No. 20050224-0020189, Register's Office for Davidson County, Tennessee, and said iron pin being also the southwest corner of the herein described property; thence with said Byrd's east boundary line, North 9 deg. 13 min. 49 sec. West 319.89 feet to an iron pin at the south side of an old stone wall; thence running parallel to said wall, South 55 deg. 58 min. 51 sec. East 49.12 feet to an iron pin; thence with a new proposed line being 35.78 feet east or, and parallel to Byrd's east line, South 9 deg. 13 min. 49 sec. East 289.18 feet to an iron pin in the north margin of Glen Eden Drive; thence with the said north margin around a curve to the left, said curve having a central angle of 3 deg. 26 min. 10 sec., a radius of 598.70 feet, a tangent of 17.96 feet, and a chord bearing South 85 deg. 28 min. 45 sec. West 35.90 feet to the point of beginning, and containing 0.250 acre, more or less."

Being the same property conveyed to Pope Properties, Inc. by Warranty Deed from Capital Bank & Trust Company, of record in Instrument No. 20070530-0064245, Register's Office for Davidson County, Tennessee, dated May 11, 2007.