11-1-241

Register Return to:
Land Title South, Inc.
3326 Aspen Grove Dr.
Suite 400
Franklin, TN 37067

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20110066657 DEEDWARR
Recvd: 10/25/11 09:58 2 pgs
Fees:13.00 Taxes:925.00
20111025-0082878

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$250,000.00.**

Affiant

Subscribed and sworn to before me this 21 day of October, 2011.

Notary Public
My Commission expires: July 26, 2015
(Affix Seal)

SUSAN L. JACKSON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Rigid Development, Inc.	SAME	105-13-0-425.00
9005 Overlook Boulevard		
Brentwood, TN 37027		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Pleasant Shade Family Partnership, L.P., a Tennessee limited partnership**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Rigid Development, Inc.**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 62-B Resubdivision of Lot No. No. 62, Belmont Land Co.'s Plan, of record in Book 5190, page 381, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Richard Huddleston and wife, Nancy J. Huddleston, by deed from Jack J. Cohen and wife Bessie D. Cohen, and Julia L. Mallernee, a widow, on November 28, 1979, of record in Book 5536, page 789, Register's Office for Davidson County, Tennessee. And further conveyed to Pleasant Shade Family Partnership, L.P., a Tennessee limited partnership by Quitclaim Deed from Richard Huddleston and wife, Nancy J. Huddleston of record in Instrument Number 20011229-0144390, said Register's Office.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2012 in the estimated amount of $3,308.94 and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 105-13-0-425.00.
- Subject to all matters as shown on the Plan of record in Book 5190, page 381, Register's Office Davidson County, Tennessee.

This is improved property known as: **1217 Linden Avenue, Nashville, TN 37212**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 hands this 21st day of October, 2011.

Pleasant Shade Family Partnership, L.P., a Tennessee limited partnership

By Richard Huddleston, Partner

By Nancy J. Huddleston, Partner
By Richard Huddleston, as attorney-in-fact

Richard Huddleston by Richard Huddleston attorney-in-fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of the State and County aforesaid, personally appeared Richard Huddleston, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be a partner of Pleasant Shade Family Partnership, L.P., a Tennessee limited partnership, the within named bargainor, a partnership, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as partner.

WITNESS my hand and seal, this 21st day of October, 2011.

NOTARY PUBLIC

My Commission Expires:

7/6/15

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared Richard Huddleston with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for Nancy J. Huddleston, a partner of Pleasant Shade Family Partnership, L.P., a Tennessee limited partnership, the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Nancy J. Huddleston, the bargainor(s), by the said Richard Huddleston, as Attorney-in-Fact.

WITNESS my hand and seal, this 21st day of October, 2011.

NOTARY PUBLIC My Commission Expires: 7/6/15

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY