WARRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th day of November, 2011

Notary Public:

MY COMMISSION EXPIRES: 9-9-14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Jamestown Apartments Land	NEW OWNER	Parcel ID:
1205 Division St.		14711002900
Nashville, TN 37203		

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 acknowledged, we

Jacqueline Whitlow Jones and Wayne Whitlow and Karen Burnley Lloyd

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Jamestown Apartments Land Venture, GP

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:

A certain tract of land, known as the Boleyjack Property, located in the Sixth Civil District of Davidson County, Tennessee:

Beginning at a point in the Northeast corner of the 21,686, plus or minus, acres of the Boleyjack tract, and thence running south 87 deg. 47' 09" east, 172 feet to a point, thence south 13 deg. 47' 59" east, 194.68 feet to an iron pin, thence north 87 deg. 07' 59" west, 202.18 feet to a point; thence north 5 deg. 2' 37" west, 186.32 feet to the point of beginning, according to a survey made by J.L. Murphy, Jr. & Co., December 11, 1965.

Being the same property conveyed to Geneva Whitlow, Lucy Whitlow, Louise Whitlow, Richard Whitlow, William Whitlow, John Whitlow, Alfred Whitlow, Fred Whitlow, Sadie Whitlow, Walter Whitlow, and Edward Whitlow, by Quitclaim Deed from Alfred Boleyjack, Edward Boleyjack, James Boleyjack, Dan Boleyjack, Anthony Boleyjack, and Howard Boleyjack of record in Book 4031, Page 965, said Register's Office. See also Abstract and Notice of Lien Lis Pendens (to quiet title) of record in Instrument 20051216-0151188, said Register's Office. And being the same property conveyed to Jacqueline Whitlow Jones, Lucy Burnley, Wayne Whitlow, and Grafton Whitlow, each holding a one-fourth interest as tenants in common, herein by Order entered as Case No. 05-2964-I and Case No. 05-2963-III, in the Chancery Court for Davidson County, Tennessee at Nashville and of record in Instrument 20070424-0048791, in the Register's Office for Davidson County, Tennessee. Reference is also made to a Quitclaim Deed from Grafton Whitlow (as to a one-fourth interest) to Wayne Whitlow and Karen Burnley Lloyd of record in Instrument 20070424-0048986, said Register's Office. The said Lucy Burnley died intestate on January 30, 2011, leaving Karen Burnley Lloyd as the Sole Beneficiary. See also Affidavit of Heirship of record in Instrument 20111121-0090979, said Register's Office.

This conveyance is made subject to: (1) 2011 taxes, which have been prorated and paid by the Grantors.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved (X)

This is Improved ( ) property, known as 0 Whitson St., Nashville, TN 37211

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.

BILL GARRETT, Davidson County
Trans:T20110073590 DEEDWARR
Recvd: 11/21/11 12:09 2 pgs
Fees:13.00 Taxes:21.09
20111121-0090980

Witness our hands this 18th day of November, 2011.

Jacqueline Whitlow Jones

Wayne Whitlow

Karen Burnley Lloyd

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 Jacqueline Whitlow Jones, Wayne Whitlow, and Karen Burnley Lloyd, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seat at Nashville, Tennessee, this 18th day of November, 2011.

My Commission Expires: 9-9-14

Notary Public

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.