WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/05/12 14:29 2 pgs
Fees:13.00 Taxes:59.20
20120405-0029343

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

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$16,000.00.**

Affiant

Subscribed and sworn to before me this 2nd day of April, 2012.

Notary Public
My Commission expires: 7/6/15
(Affix Seal)

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:
Solid Ground Management, LLC	SAME	092-03-0-217.00
447 Mayfield Place		
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, **Martha F. Wilson**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Solid Ground Management, LLC**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being the easterly 50 feet of the westerly 150 feet of the northerly one-half of Lot No. 3 in the subdivision of Lot 4 of the Elizabeth Harding-Lytle Tract, as of record in Minute Book 25, page 453, Chancery Court at Nashville for Davidson County, Tennessee.

Said part of Lot No. 3 fronts 50 feet on the southerly side of Morena Street and runs back between parallel lines 182-1/2 feet to an alley, and is part of the property conveyed to Sam Wolf and H. Fineberg by deed from Dora Bader as of record in Book 831, page 401, said Register's Office.

Said Part of Lot No. 3 begins at a point on the southerly line of Morena Street 50 feet east from the northeast corner of the land conveyed by Sam Wolf, et al, to George A. Sims and wife, by deed recorded in Book 831, page 401, said Register's Office, and extends eastwardly 50 feet along the southerly margin of Morena Street and runs back between parallel lines 162-1/2 feet to an alley.

Being the same property conveyed to Troy Lockamy, from Martha F. Wilson and husband, Hal Wilson, by deed on February 15, 2008, of record in Instrument Number 20080225-0018478, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Martha F. Wilson, by deed from Nashville Title Insurance Corporation, as Trustee, on February 17, 2012, of record in Instrument Number 20120217-0014287, Register's Office for Davidson County, Tennessee.

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

- Subject to all matters as shown on the Plan of record in Book 25, page 453, Chancery Court at Nashville for Davidson County, Tennessee.

This is improved property known as: **2201 Morena Street, Nashville, TN 37204**

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 April 2, 2012.

Martha F. Wilson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Martha F. Wilson** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this April 2, 2012

My commission expires _____

Notary Public

ANDREW H. MALONEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I, Andy Maloney, 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.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 7/6/15

HAL F. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY