BILL GARRETT, Davidson County
Trans:T20120030937 DEEDWARRSP
Recvd: 04/27/12 13:49 4 pgs
Fees:23.00 Taxes:1766.75
20120427-0036208

FROM: Fifth Third Bank, an Ohio banking corporation

TO: Glancy Partners, a Tennessee general partnership

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Glancy Partners c/o Richard A. Johnson 4504 Everett Drive Nashville, TN 37215	(same)	Map 34-1-C Parcels 11-28, 31-40 and 42

THIS INSTRUMENT PREPARED BY: Waller Lansden Dortch & Davis, LLP, Justin W. Leach, Esq., 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $477,500.00.

Affiant

Subscribed and sworn to before me, this the 27th day of April, 2012.

JEANETTE L. RAMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public
My Comm. Expires: 7/6/15

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Fifth Third Bank, an Ohio banking corporation**, hereinafter called "GRANTOR", has bargained and sold, and by these presents does transfer and convey unto **Glancy Partners, a Tennessee general partnership**, hereinafter called "GRANTEE", its successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to wit:

See Exhibit A, attached hereto and incorporated herein by this reference. This is improved property located at 110 Glancy Street, Goodlettsville, TN 37072.

This conveyance of the property herein is made expressly subject to all easements, covenants, conditions, restrictions and other agreements and matters of record; all matters which would be disclosed by a recent and accurate survey of the property, municipal, zoning, and subdivision laws and ordinance, and those matters set

forth on Exhibit B, attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors and assigns, against every person whomsoever lawfully claiming by, through or under Grantor, but not otherwise. 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 my hand this 26th day of April, 2012.

Grantor:

Fifth Third Bank, an Ohio banking corporation

By: _____
Name: Shirley Duckworth
Title: Vice President

By: _____
Name: Debbie Daly
Title: Vice President

STATE OF GEORGIA)
COUNTY OF GWINNETT)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Shirley Duckworth and Debbie Daly, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged Shirley Duckworth and Debbie Daly to be Vice Presidents of Fifth Third Bank, the within named bargainor, an Ohio banking corporation, and that Shirley Duckworth and Debbie Daly as such Vice Presidents, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by Shirley Duckworth and Debbie Daly as Vice Presidents.

Witness my hand and seal, at office in Duluth, Georgia, this the 26th day of April, 2012.

_____
NOTARY PUBLIC

My Commission Expires: 28 May 2012

JAMES F. DUGGAN NOTARY PUBLIC FULTON COUNTY GEORGIA EXPIRES MAY 28, 2012

8777761.2

Exhibit A

Land in Davidson County, Tennessee, being Unit Nos. 204A, 204B, 205A, 205B, 206A, 206B and 207B, as shown on the map entitled Glancy Square, a Planned Unit Development, a Horizontal Property Regime, of record in Plat Book 6200, page 355 and amended in Plat Book 7900, page 454 and Book 11272, page 622, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Land in Davidson County, Tennessee, being Unit Nos. 106A, 106B, 107A, 107B, 108A, 108B, 109A, 109B, 110A, 110B, 111A, 111B, 112A, 112B, 113A, 113B, 114A, 114B, 202A, 202B, 203A and 203B, as shown on the map entitled Glancy Square, a Planned Unit Development, a Horizontal Property Regime, of record in Plat Book 6200, page 355 and amended in Plat Book 7900, page 454 and Book 11272, page 622, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Fifth Third Bank, an Ohio banking corporation, by deed from Robert C. Goodrich Jr., Successor Trustee, of record as Instrument No. 20100818-0065424, Register's Office for Davidson County, Tennessee.

Exhibit B

1. 2012 Metropolitan Government Taxes, which have been prorated.

2. All matters shown on the plans of record in Book 6200, page 535, as amended in Book 7900, page 454 and Book 11272, page 622, said Register's Office.

3. Master Deed for Glancy Square, and the By-Laws appended thereto, of record in Book 8793, page 328, said Register's Office. The By-Laws were amended in Book 8833, page 91, said Register's Office.

4. Declaration of Covenants, Conditions and Restrictions of record in Book 8793, page 347, said Register's Office, as amended in Book 8793, page 384, said Register's Office, and further amended in Book 8833, pages 94 and 96, said Register's Office.

5. Sanitary Sewer Easement of record in Book 4388, page 583, said Register's Office.

6. Rights of other in and to the use of common elements.