THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 30599-05-2012**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $232,500.00. Affiant Subscribed and sworn to before me this 11th day of June, 2012. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

WARRANTY DEED

Address New Owner: Shackleford Partners, GP 1813 Shackleford Road Nashville, TN 37215	**Send Tax Bills To:** 4301 Hillsboro Road, Ste. 300 Nashville, TN 37215	**Tax Information:** Map and Parcel No.: 131 030 14500

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Sara Rembert Lundy**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Shackleford Partners, GP, a Tennessee general partnership** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 1813 Shackleford Road, Nashville, TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 11th day of June, 2012.

Sara Rembert Lundy by Francis Marion Rembert

Sara Rembert Lundy
BY: Francis Marion Rembert, Attorney-In-Fact

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Francis Marion Rembert**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said **Sara Rembert Lundy** and is authorized by the said **Sara Rembert Lundy** to execute this instrument on her behalf.

Witness my hand, at office, this 11th day of June, 2012.

Notary Public

My Commission Expires:

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

BOX 10-A

BILL GARRETT, Davidson County
Trans:T20120043148 DEEDWARR
Recvd: 06/12/12 09:02 2 pgs
Fees:13.00 Taxes:860.25

20120612-0051170

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 38 on the unrecorded plan of Birdhaven, described according to a survey of J. Douglas Roach, August 28, 1946, as follows:

Beginning on the southerly margin of Shackleford Road, at a point 315.9 feet east of the center line of Glendale Lane or Lone Oak Road, being the corner of Lots 37 and 38; thence with the southerly margin of Shackleford Road, eastwardly 70.5 feet to the center of Lots 38 and 39; thence with the line between said lots, southwardly 156.7 feet to the northerly line of the Neil Hunt Subdivision in Book 974, page 19; thence with said line, westwardly 70 feet to a point 314 feet east of the center line of Glendale Lane or Lone Oak Road; thence northwardly 105.7 feet to the beginning.

Being the same property conveyed to Sara Rembert, an unmarried person, by deed dated April 5, 1999, from John T. Holtschlag, an unmarried person, of record in Book 11418, page 630, Register's Office for Davidson County, Tennessee. Sara Rembert having married and now being known as Sara Rembert Lundy. Sara Rembert and Sara Rembert Lundy and Sara A. Rembert Lundy all being one and the same person.