[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	] MAP-PARCEL NOS.]
Kenneth S. Doran	New Owner	Map and Parcel
103 Hilltop Drive		Tract I - 094-13-0- 046.00
Carthage, TN 37030		Tract II- 94-13-45

This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, TN 37205.

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, Henderson & Associates, a Tennessee general partnership (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto Kenneth S. Doran, a married person (The "Grantee"), Grantee's heirs and assigns, certain tracts or parcels of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

TRACT I
Land in Davidson County, Tennessee, being the southerly part of Lot No. 11 of Block L, on the Map of the Hermitage Addition to Nashville, as of record in Book 57, page 43 and 108, Register's Office for Davidson County, Tennessee.

According to said plans and deeds of record, said part of Lot 11 fronts 50 feet on the northwesterly side of Hermitage Avenue and runs back with the easterly margin of a 20 foot alley 90 feet to the southerly line of a part of said lot conveyed by B. J. Farrar and wife, to Wiley Parham and wife, by deed of record in Book 278, page 244, of said Register's Office.

Being the same property conveyed to Henderson & Associates, a Tennessee general partnership composed of William F. Henderson and Timothy F. Dempsey by Warranty Deed from Michael D. Smith of record in Instrument Number 20080522-0052550, said Register's Office for Davidson County, Tennessee. One of the original partners Mr. William F. Henderson has since died and his wife, Sara A. Henderson became the sole successor to his interest in the partnership. The current partners in the partnership are Sara A. Henderson and Timothy F. Dempsey.

TRACT II
Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Cole & Campbell Subdivision, of record in Book 6200, page 615, Register's Office for Davidson county, Tennessee, to which plan reference is here made for a more complete description of said lot.

Being the same property conveyed Henderson & Associates, a Tennessee general partnership by Warranty Deed from Ray McKinney and wife, Mattie B. McKinney of record in Book 9503, page 13, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to County taxes for the year 2012 and subsequent years, matters shown on the Plan of record and restrictive covenants of record.

BILL GARRETT, Davidson County
Trans:T20120055695 DEEDWARRSP
Recvd: 07/30/12 11:00 4 pgs
Fees:23.00 Taxes:333.00
20120730-0066818

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $90,000.00.

KENNETH S DORAN
Affiant

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

Notary Public

My Commission Expires: MAY 6, 2013

ROBERT JOHN TESTINE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 6, 2013

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's heirs and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land; has a good right to convey it.

And Grantor does further covenant and bind itself, its representatives and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns as against all persons claiming by, through, or under Grantor, but no further or otherwise.

And the Grantor, does hereby covenant with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming, by, through, or under it, but against none other.

GRANTOR makes no representation or warranties of any kind or character expressed or implied as to the condition of the material and workmanship in the dwelling house located on said property. The Grantee has inspected and examined the property and are purchasing same based on no representation or warranties expressed or implied, made by Grantor, but on their own judgment.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 27th day of July, 2012.

HENDERSON & ASSOCIATES

BY: Sara A. Henderson, A.P.
Sara A. Henderson, general partner

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared Sara A. Henderson with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath acknowledged him/herself to be the vice president, the within named bargainor, and that he/she as such vice president executed the foregoing instrument for the purpose therein contained by signing the name of the general partnership by the said Sara A. Henderson as general partner.

WITNESS my hand and official seal at Nashville, Tennessee, this 27th day of July, 2012.

Notary Public

My Commission Expires:

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 6, 2013

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 6, 2013

Expires may 6 2013

HENDERSON & ASSOCIATES

BY: _____
Timothy F. Dempsey, a general partner

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared Timothy F. Dempsey with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath acknowledged him/herself to be the vice president, the within named bargainor, and that he/she as such vice president executed the foregoing instrument for the purpose therein contained by signing the name of the general partnership by the said Timothy F. Dempsey as general partner.

WITNESS my hand and official seal at Nashville, Tennessee, this 27th day of July, 2012.

_____
Notary Public

My Commission Expires:

ROBERT JOHN NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 6, 2013