File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County

Trans:T20120067785 DEEDWARR

Recvd: 09/10/12 14:26 4 pgs

Fees:23.00 Taxes:823.25

20120910-0081963

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(_____) Title No: 51442

Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Woodland Street Partners, LLC 408 Taylor St. #202 Nashville, TN 37208	**New Owner**

TAX MAP-PARCEL NUMBERS: 083-17-0-175.00 (TRACT I) and 083-17-0-176.00 (TRACT II)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$222,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned J. Rodney Barlow, Original Trustee of the J. Rodney Barlow Living Trust and Pensco Trust Company, Custodian FBO J. Rodney Barlow Living Trust, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Woodland Street Partners, LLC** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

To Wit:

TRACT NO. I:

Land in Davidson County, Tennessee, being part of Lot Nos. 133, 134 and 135 on East Edgefield Plan of Lots, of record in Book 21, Page 147, Register's Office for Davidson County, Tennessee.

Said part of lots front 42 feet on the east side of 11th Street and run back between parallel lines, parallel to and 42 feet north of Boscobel Street, 140 feet to an alley.

Being the same property conveyed to J. Rodney Barlow by deed from Jackson H. Miller, dated May 9, 2005, recorded May 19, 2005 in Instrument No. 20050519-0056464, re-recorded in Instrument No. 20060126-0010277, Register's Office for Davidson County, Tennessee.

Further, being the same property conveyed to J. Rodney Barlow, Original Trustee of the J. Rodney Barlow Living Trust, by Quitclaim Deed from J. Rodney Barlow, dated May 9, 2005, recorded May 19, 2005 in Instrument No. 20050519-0056467, re-recorded in Instrument No. 20060126-0010278, Register's Office for Davidson County, Tennessee.

TRACT NO. II:

Land in Davidson County, Tennessee, being part of Lot Nos. 133, 134 and 135 in the East Edgefield Plat of Lots of record in Book 21, Page 147, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at the northeast corner of South 11th Street, formerly Smith Avenue and Boscobel Street, formerly Magnolia Street; thence with the easterly margin of South 11th Street northerly 42 feet; thence westwardly parallel with Boscobel Street, 140 feet to the westerly margin of an alley; thence with said alley southwardly 42 feet to the northerly margin of Boscobel Street with the northerly margin of said street, westwardly, 140 feet to the beginning.

Being the same property conveyed to Pensco Trust Company, Custodian FBO J. Rodney Barlow, as to 64%; and the J. Rodney Living Trust, J. Rodney Barlow, Trustee as the 36%, as tenants in common, by deed from

Isaac Wantland and wife, Jennifer Wantland, dated July 14, 2006, recorded July 18, 2006, in Instrument No. 20060718-0086350, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2012, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 21, Page 147, said Register's Office; and Restrictions of record in Book 8201, Page 1, (TRACT II), said Register's Office.

This is improved property, known as: 319/321 South 11th Street, Nashville, Tennessee 37206

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this.

J. Rodney Barlow, trustee

J. Rodney Barlow, Original Trustee of the J. Rodney Barlow Living Trust

Pensco Trust Company, Custodian FBO J. Rodney Barlow Living Trust

State of TENNESSEE

County of DAVIDSON

On this 8/31/12, before me the undersigned authority, personally appeared J. Rodney Barlow, Original Trustee of the J. Rodney Barlow Living Trust and Pensco Trust Company, Custodian FBO J. Rodney Barlow Living Trust, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument for the purposes therein and in the capacity thereof,, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-11-2013

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $222,500.00

Affiant

Sworn and subscribed before me this the 31st day of August, 2012

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-11-2013

Notary Public

My Commission Expires: _____

Wldoc: Deed Wty—12/92

Isaac Wantland and wife, Jennifer Wantland, dated July 14, 2006, recorded July 18, 2006, in Instrument No. 20060718-0086350, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2012, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 21, Page 147, said Register's Office; and Restrictions of record in Book 8201, Page 1, (TRACT II), said Register's Office.

This is improved property, known as: 319/321 South 11th Street, Nashville, Tennessee 37206

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this.

J. Rodney Barlow, Original Trustee of the J. Rodney Barlow Living Trust

Pensco Trust Company, Custodian FBO J. Rodney Barlow Living Trust

State of TENNESSEE

County of DAVIDSON

On this _____, before me the undersigned authority, personally appeared J. Rodney Barlow, Original Trustee of the J. Rodney Barlow Living Trust and Pensco Trust Company, Custodian FBO J. Rodney Barlow Living Trust, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument for the purposes therein and in the capacity thereof,, and acknowledged the execution as a free act and deed.

see attached

My Commission Expires: _____

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $222,500.00

Affiant

Sworn and subscribed before me this the 30th day of August, 2012

Notary Public

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013

My Commission Expires: _____

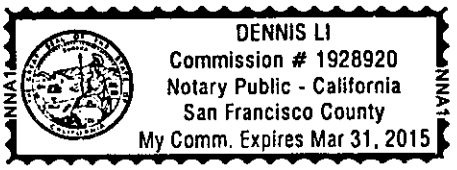
CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

STATE OF CALIFORNIA

COUNTY OF SAN FRANCISCO

On September 05, 20 12, before me, DENNIS LI, Notary Public

personally appeared JOHN STONE,



who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature(s) on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Dennis Li
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

CAPACITY CLAIMED BY SIGNER

- ☐ INDIVIDUAL
- X CORPORATE OFFICER(S)
  VP Asset Administrations
- ☐ PARTNERS ☐ LIMITED ☐ GENERAL
- ☐ ATTORNEY-IN-FACT
- ☐ TRUSTEE(S)
- ☐ GUARDIAN/CONSERVATOR
- ☐ OTHER: _____

SIGNER IS REPRESENTING:
NAME OF ENTITY
PENSCO Trust Co.

DESCRIPTION OF ATTACHED DOCUMENT

Warranty Deed

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE