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. 30827-09-2012** File Box 9-B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $270,000.00. Affiant Subscribed and sworn to before me this 11th day of September, 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: Aubrey Harwell, Jr., Trustee 150 Fourth Avenue North, Ste. 2000 Nashville, TN 37219	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 131 030 01300

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, **1812 Warfield, LLC, a Tennessee limited liability company**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Aubrey Harwell, Jr., Trustee** ("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 1812 Warfield Drive, 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 September, 2012.

1812 Warfield, LLC

BY: Steve Church, Chief Manager

Steve Church, Chief Manager

BILL GARRETT, Davidson County
Trans:T20120068398 DEEDWARR
Recvd: 09/12/12 09:16 3 pgs
Fees:18.00 Taxes:999.00

20120912-0082634

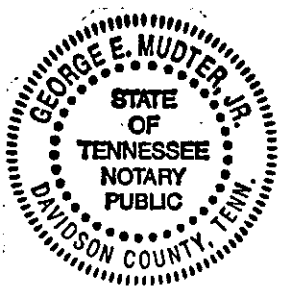
STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Steve Church,** 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 **Chief Manager** of **1812 Warfield, LLC**, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

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

Notary Public

My Commission Expires:



My Commission Expires MAY 3, 2016

EXHIBIT "A"

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being part of the north 10 feet of Lot No. 65 on George W. Blair's Revised Plan of Belmont Park Place, as of record in Book 421, pages 118 and 119, and being shown on a 10-foot strip on the Plan of Colonial Heights, as of record in Book 1130, page 102, and a part of Lot No. 5 on the Plan of the Subdivison of the Phoebe Nicholson Heirs' Property as of record in Minute Book "J", page 293, of the Chancery Court of said County, and described as follows:

Beginning at a point in the north margin of Warfield Drive, at an iron pin 441 feet 11 inches West of the northwest corner of said Drive and Lone Oak Road; thence northwardly parallel to said Lone Oak Road, 215 feet to an iron pin; thence westwardly parallel to the north margin of Warfield Drive, 67 feet to an iron pin; thence southwardly 215 feet to an iron pin in the north margin of Warfield Drive; thence with the margin of said Drive, eastwardly 67 feet to the point of beginning.

Being the same property conveyed to 1812 Warfield, LLC, by deed dated December 10, 2010, from the Estate of Grace Marie Hutcherson Eckel by Sheila G. Hickman, Executrix for the Estate of Grace Marie Hutcherson Eckel, of record in Instrument No. 20101213-0098922, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2012, which have been prorated by the parties and assumed by the Grantee.
2. If improvements are completed after January 1 of any year, the Law requires supplemental assessments for the year in which improvements are completed as defined by Statute. The Company assumes no liability for taxes assessed by correction pursuant to the provisions of T.C.A. § 67-5-603.
3. All matters appearing on the Plan of record as Book 421, pages 118 and 119, Register's Office for Davidson County, Tennessee.
4. All matters appearing on the Plan of record as Book 1130, page 102, Register's Office for Davidson County, Tennessee.
5. Joint Driveway Agreement of record in Book 2024, page 271, Register's Office for Davidson County, Tennessee.