BILL GARRETT, Davidson County
Trans:T20120076560 DEEDWARR
Recvd: 10/09/12 11:24 3 pgs
Fees:18.00 Taxes:1480.00

20121009-0092394

WARRANTY DEED

LAURA MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $400,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF October 2012

Notary Public

MY COMMISSION EXPIRES: 5/20/14
(AFFIX SEAL)

G-KW-12-0008A

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Tennessee Regional Holding, LLC	**Tennessee Regional Holding, LLC**	**83-2-216.00; 83-3-24.00;**
(NAME)	(NAME)	**83-3-28.00; 83-3-30.00;**
220 Veterans Parkway, Suite 102	**220 Veterans Parkway, Suite 102**	
(ADDRESS)	(ADDRESS)	**83-3-31.00; 83-3-35.00;**
Murfreesboro, TN 37128	**Murfreesboro, TN 37128**	**83-3-36.00;72-14-322.00**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **E. MARK TURNER,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **TENNESSEE REGIONAL HOLDING, LLC,** hereinafter called the Grantee, its successors and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

TRACT 1:
LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 16, SCOTT AVENUE ANNEX, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2331, PAGE 87, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO E. MARK TURNER BY INSTALLMENT DEED FROM WAYNE EPPERLY AND WIFE, RUTH S. EPPERLY, RECORDED ON THE 14TH DAY OF SEPTEMBER, 1994 IN DEED BOOK 9464, PAGE 872, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 57 CREIGHTON AVENUE, NASHVILLE, TN 37206.
MAP AND PARCEL: 83-2-216.00

TRACT 2:
LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 4, R. T. CREIGHTON SUBDIVISION OF LOTS 42 AND 43 BROWNSVILLE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 332, PAGE 18, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING PART OF THE SAME PROPERTY CONVEYED TO E. MARK TURNER BY QUITCLAIM DEED FROM BYRON L. PRICE AND KATHY T. PRICE, RECORDED ON THE 16TH DAY OF SEPTEMBER, 1986 IN DEED BOOK 6980, PAGE 639, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 102 CREIGHTON AVENUE, NASHVILLE, TN 37206.
MAP AND PARCEL: 83-3-24.00

TRACT 3:
LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 8, R. T. CREIGHTON SUBDIVISION OF LOTS 42 AND 43 BROWNSVILLE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 332, PAGE 18, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO E. MARK TURNER BY WARRANTY DEED FROM JERRY R. TURNER AND WIFE, CAROL S. TURNER, RECORDED ON THE 5TH DAY OF JANUARY, 1990 IN DEED BOOK 8019, PAGE 906, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 108 CREIGHTON AVENUE, NASHVILLE, TN 37206.
MAP AND PARCEL: 83-3-28.00

TRACT 4:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 10, R. T. CREIGHTON SUBDIVISION OF LOTS 42 AND 43 BROWNSVILLE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 332, PAGE 18, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO E. MARK TURNER BY WARRANTY DEED FROM JENNIE MAI LURD-KEKEY, UNMARRIED RECORDED ON THE 27TH DAY OF JULY, 2005 IN INSTRUMENT NO. 20050727-0087537, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 112 CREIGHTON AVENUE, NASHVILLE, TN 37206.

MAP AND PARCEL: 83-3-30.00

TRACT 5:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 11, R. T. CREIGHTON SUBDIVISION OF LOTS 42 AND 43 BROWNSVILLE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 332, PAGE 18, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO E. MARK TURNER BY WARRANTY DEED FROM JERRY R. TURNER AND WIFE, CAROL S. TURNER, RECORDED ON THE 26TH DAY OF APRIL, 2002 IN INSTRUMENT NO. 20020426-0051630, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 114 CREIGHTON AVENUE, NASHVILLE, TN 37206.

MAP AND PARCEL: 83-3-31.00

TRACT 6:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 15, R. T. CREIGHTON SUBDIVISION OF LOTS 42 AND 43 BROWNSVILLE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 332, PAGE 18, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO E. MARK TURNER BY SPECIAL WARRANTY DEED FROM SOVRAN BANK/CENTRAL SOUTH, A TENNESSEE BANKING CORPORATION, RECORDED ON THE 15TH DAY OF FEBRUARY, 1990 IN DEED BOOK 8046, PAGE 752, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 118-1 CREIGHTON AVENUE, NASHVILLE, TN 37206.

MAP AND PARCEL: 83-3-35.00

TRACT 7:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 16, R. T. CREIGHTON SUBDIVISION OF LOTS 42 AND 43 BROWNSVILLE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 332, PAGE 18, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO E. MARK TURNER BY TRUSTEE DEED FROM CHARLES C. BURRIDGE, TRUSTEE, RECORDED ON THE 22ND DAY OF OCTOBER, 2007 IN INSTRUMENT NO. 20071022-0124891, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 120 CREIGHTON AVENUE, NASHVILLE, TN 37206.

MAP AND PARCEL: 83-3-36.00

TRACT 8:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 17, BLOCK B, BELLE FOREST NO. 2, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 843, PAGE 94, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO E. MARK TURNER BY SPECIAL WARRANTY DEED FROM AMERICAN GENERAL FINANCE, INC., RECORDED ON THE 1ST DAY OF OCTOBER, 1990 IN DEED BOOK 8206, PAGE 794, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 1402 CHESTER AVENUE, NASHVILLE, TN 37206

MAP AND PARCEL: 72-14-322.00

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS INCLUDING THOSE LISTED IN PLAT BOOK 2331, PAGE 87; PLAT BOOK 332, PAGE 18; BOOK 4026, PAGE 595; BOOK 4026, PAGE 599 AND PLAT BOOK 843, PAGE 94, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. 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/our hand(s) this 3rd day of October 2012.

E. Mark Turner

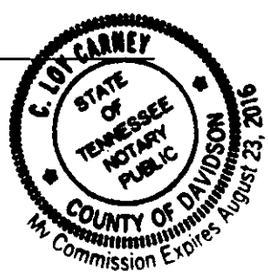
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, E. Mark Turner, the within named bargainor, 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.

Witness my hand and official seal, this the 3rd day of October 2012.

Notary Public

My Commission Expires:



RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212