WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

PATRICIA NICHOLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN.

Affiant

FOR HARVEST HANDS

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th day of October, 2012.

Notary Public:

MY COMMISSION EXPIRES: 11/7/12
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Harvest Hands Community	NEW OWNER	Parcel ID:
424 Humphreys St.		10504004400
Nashville, TN 37203		

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Katherine Ezell and Dora Johnson and Margaret Dillard, Devisees under the Will of Mary Brown

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Harvest Hands Community Development Corporation
hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 118, on the Map of John Trimble's first additions, as of record in Book 19, Page 220, of the Register's Office for said County.

SAID Lot 118 fronts 50 feet on the northerly side of North Hill Street and runs back between parallel lines 160 feet to an alley.

Being the same property conveyed to Mary Arlene Brown by deed from William E. Gooch and wife, Marion E. Gooch, of record in Book 4410, Page 193, said Register's Office, dated April 18, 1970. The said Mary Arlene Brown died testate on May 22, 2012, and the Estate was admitted to Probate as Probate No. 12P-1038, of record in Probate Court of Davidson County, Tennessee.

This conveyance is made subject to: (1) 2012 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Book 19, Page 220, said Register's Office.

Power of Attorney of record in Instrument 20121010-0092749 and in Instrument 20121010-0092750, Register's Office for said County.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 20 N. Hill Street, Nashville, TN 37210

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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.

BILL GARRETT, Davidson County
Trans:T20120076874 DEEDWARR
Recvd: 10/10/12 10:03 2 pgs
Fees:13.00 Taxes:222.00
20121010-0092751

Witness our hands this 8th day of October, 2012.

Katherine Ezell
Katherine Ezell

Dora Johnson by Katherine Ezell attorney in fact
Dora Johnson by Katherine Ezell, Attorney in Fact

Margaret Dillard by Katherine Ezell attorney in fact
Margaret Dillard by Katherine Ezell, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Katherine Ezell, ~~Dora Johnson~~, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 8th day of October, 2012.

My Commission Expires: 11/7/12

Notary Public

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Katherine Ezell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument on behalf of Dora Johnson and Margaret Dillard as his/her/their Attorney in Fact as the free act and deed of the within named Dora Johnson, and Margaret Dillard.

Witness my hand and official seal at Nashville, Tennessee the 8th day of October, 2012.

My Commission Expires: 11/7/12

Notary Public

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.