Box 14

BILL GARRETT, Davidson County
Trans:T20120099522 DEEDWARR
Recvd: 12/28/12 11:39 2 pgs
Fees:13.00 Taxes:360.75
20121228-0120002

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, P.C.
2927 Berry Hill Drive
Nashville, Tennessee 37204

24564-1

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Ae K. Son, Co-Trustee Stacy Strohauer, Co-Trustee 1114 Grandview Avenue Nashville, TN 37204	New Owner	Map/Parcel # 11910003300

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, JERRY DEWAN DALE and wife, BARBARA BOYCHUK DALE, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto AE K. SON and STACEY STROHAUER SON, CO-TRUSTEES OF THE IRREVOCABLE TRUST AGREEMENT NO. 1 OF CHANG W. SON U/A/D DECEMBER 11, 1992, hereinafter called the Grantees, their heirs and/or assigns, certain land in Davidson County, State of Tennessee, described as follows, to-wit:

Land lying in the 6th, formerly the 9th, Civil District of Davidson County, Tennessee being more particularly described as follows:

Beginning on the easterly margin of Logan Avenue 50 feet North of the Northwest corner of the property conveyed to E. Glenn Martin and wife, by deed from Mary Jones Nelson and others, of record in Book 1312, Page 290, Register's Office for Davidson County, Tennessee; thence eastwardly 160 feet; thence northwardly 50 feet to a stake and a fence line; thence westwardly with said fence 160 feet to the easterly margin of said Avenue; thence with said Avenue southwardly 50 feet to the beginning.

Being all of the same property conveyed to Jerry Dewan Dale and wife, Barbara Boychuk Dale by Deed from Cason A. Dickinson and Roy S. Jones, dated 09/13/1994, of record as Book 9464, Page 527, Register's Office for Davidson County, Tennessee.

This improved commercial property is also known as 2842 Logan Street, Davidson County, Nashville, Tennessee, 37211.

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 Grantors covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered except as set forth on the attached Exhibit "A"; and Grantors further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have executed this instrument this as of the ~~21st~~ 24th day of December, 2012.

Jerry Dewan Dale

Barbara Boychuk Dale

STATE OF TENNESSEE
COUNTY OF Coffee

BEFORE me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jerry Dewan Dale and Barbara Boychuk Dale, the within named bargainors, with whom I am personally acquainted (or proved to me by satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office this 24th day of December, 2012.

SUSAN A. WILSON NOTARY PUBLIC AT LARGE COFFEE COUNTY TENNESSEE

Notary Public
My Commission Expires: 8-3-15

The actual consideration or value, whichever is greater, for this transfer is $97,500.00.

~~Affiant~~

Subscribed and sworn to before me this 24th day of December, 2012.

Notary Public
My Commission Expires: 11/3/15

ETTA CARTER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

EXHIBIT "A"
Permitted Encumbrances

1. Taxes for the year 2013 and subsequent years, not yet due and payable.