RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20130036072 DEEDWARR
Recvd: 05/01/13 13:22 4 pgs
Fees:23.00 Taxes:8047.50
20130501-0043706

GENERAL WARRANTY DEED

TO: Michael S. Dixon, Trustee

This instrument was prepared by:
C. Mark Carver, Esq.
Sherrard & Roe, PLC
150 3rd Avenue South, Suite 1100
Nashville, TN 37201

FROM: Kelly S. Brooks and wife, Lisa J. Brooks

Address New Owner(s) as Follows:	Send Tax Bills To:	Map/Parcel Numbers
Michael S. Dixon, Trustee 4418 Iroquois Avenue Nashville, TN 37205	Same	Map-Par. 13002015600

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $2,175,000.00.

Affiant

Sworn to and subscribed before me, this 30 day of April, 2013.

Notary Public

My Commission Expires: 5/3/16

LINDSEY SHOPE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named Buyer, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Kelly S. Brooks and wife, Lisa J. Brooks** (collectively, the "Seller") by these presents does transfer, sell and convey unto **Michael S. Dixon, Trustee of the Parrish House Trust Land Title Trust Agreement dated April 19, 2013, with full power to mortgage, sell, transfer and convey without the joinder of any other person** (the "Buyer"), and Buyer's successors and assigns, all of Seller's interest in a certain tract of land in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference, and any improvements thereon.

The above-referenced property is conveyed subject to all matters set forth on Exhibit B attached hereto and incorporated herein by reference.

This improved property located at 4418 Iroquois Avenue, Nashville, Tennessee 37205.

Seller further covenants and binds Seller, its representatives, successors and assigns to warrant and forever defend the title to said real estate to Buyer, and Buyer's successors 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.

IN WITNESS WHEREOF, Seller has caused this General Warranty Deed to be executed effective as of the 29th day of April, 2013.

SELLER:

Kelly S. Brooks

Lisa J. Brooks

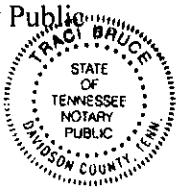
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Traci Bruce, a Notary Public in and for the County and State aforesaid, personally appeared Kelly S. Brooks, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this 29 day of April, 2013.

Traci Bruce
Notary Public

My Commission Expires: 3-3-14



NOTARY PUBLIC
Traci Bruce
My Commission Expires
March 3, 2014
STATE OF TENNESSEE

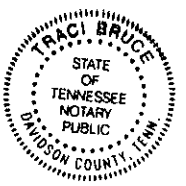
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Traci Bruce, a Notary Public in and for the County and State aforesaid, personally appeared Lisa J. Brooks, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this 29 day of April, 2013.

Traci Bruce
Notary Public

My Commission Expires: 3-3-14



NOTARY PUBLIC
Traci Bruce
My Commission Expires
March 3, 2014
STATE OF TENNESSEE

EXHIBIT A

PROPERTY DESCRIPTION

Tract No. I:

Being the westerly 50 feet of Lot No. 7 on the plan of the subdivision of Lot Nos. 11 and 46 and parts of Lot Nos. 10, 45, 47 and 44-B, Belle Meade Plan No. 2, as of record in Book 421, page 55, Register's Office for said County, also being a subdivision of part of the Deer Park Plan of Lots.

Said part of Lot No. 7 fronts 50 feet on the northerly side of Iroquois Place and runs back between parallel lines 200 feet to a dead line.

Tract No. II:

Being Lot No. 8 and the easterly 90 feet of Lot No. 9 on the plan of the Subdivision of Lot Nos. 11 and 46 and parts of Lot Nos. 10, 45, 47, and 44-B, Belle Meade Plan No. 2 as of record in Book 421, page 55, Register's Office for said County, also being a subdivision of part of the Deer Park Plan of Lots.

Said Lot and part of said lot adjoins and front together 265 feet on the north side of Iroquois Place and run back between parallel lines 200 feet to a dead line.

Being the same property conveyed to KELLY S. BROOKS, UNMARRIED, by deed from CORNELIUS CRAIG PARRISH AND WIFE, NAN NELSON PARRISH, of record as Instrument No. 20020528-0064164, dated May 23, 2002, said Register's Office.

Kelly S. Brooks and Lisa J. Brooks are married.

EXHIBIT B

1. Taxes for the year of 2013, a lien, not yet due and payable.

2. Matters shown on the Plan of record in Book 421, Page 55, Register's Office for Davidson County, Tennessee.

3. Easement for Sanitary Sewer of record in Book 5787, Page 247, for Davidson County, Tennessee.