BILL GARRETT, Davidson County
Trans:T20130053458 DEEDWARR
Recvd: 06/24/13 15:39 2 pgs
Fees:13.00 Taxes:2590.00
20130624-0064806

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
1000 Corporate Center Drive, Suite 125
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $700,000.00

Affiant

Subscribed and sworn to before me, this 17th day of June 2013.

Notary Public
My commission expires:

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-12-2016

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Inspiration, LLC<br>521 5th Avenue South<br>Nashville, TN 37203 | New Owner | 09310024000 |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **The Platform at The Cooks' Kitchen Corp (f/k/a The Platform at The Cooks' Kitchen, LLC),** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Inspiration, LLC, a Tennessee limited liability company,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the northerly 19 feet of Lot No. 18 and southerly 32-3/4 feet of Lot No. 19 on the Plan of Barrow Grove, as of record in Book "S", page 279, Register's Office for Davidson County, Tennessee.

Said parts of said lots adjoin and front together 51-3/4 feet on the westerly side of 5th Avenue, South, formerly Summer Street, and run back between parallel lines 210 feet to an alley.

Being the same property conveyed to The Platform at The Cooks' Kitchen LLC, a Tennessee limited liability company by Special Warranty Deed from Corner Partnership, LLC, a Tennessee limited liability company, dated July 15, 2009 and recorded in Instrument No. 20090715-0066449, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 521 5th Avenue South, Nashville, TN 37203

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this the 17th day of June, 2013.

The Platform at The Cooks' Kitchen Corp

By: Irene Bradley
Its: Pres. & Sole Shareholder

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Irene Bradley**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she is the President and Sole Shareholder for **The Platform at The Cooks' Kitchen Corp** and who further acknowledged that she executed the within instrument for the purposes therein contained by signing her name as the President and Sole Shareholder for **The Platform at The Cooks' Kitchen Corp.**

Witness my hand and official seal at Franklin, Tennessee, this the 17th day of June, 2013.

Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My Commission expires: 5/30/2017

FILE NO: 2013052545