BILL GARRETT, Davidson County
Trans:T20130059573 DEEDWARR
Recvd: 07/12/13 13:08 2 pgs
Fees:13.00 Taxes:277.50
20130712-0072333

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $75,000.00

Marion C Logan
Affiant

PENNY BOWHALL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Subscribed and sworn to before me, this 28 day of June 2013.

Notary Public
My commission expires: 11-24-17

Address of New Owner:	Send Tax Bills to:	Tax Information
Alpha One, LLC 1100 Douglas Avenue Nashville, TN 37206	New Owner	09213001600

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, **Johnny Logan and wife, Marion C. Logan,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Alpha One, 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 Lot No. 1 of Block No. 9 on the Plan of the Charlotte Park Company's Second Addition to Nashville, as of record in Book 57, pages 160 and 161, Register's Office for said County.

Said Lot No. 1 fronts 50 feet on the northerly side of Park Avenue, formerly First Avenue and runs back between parallel lines with the westerly margin of 38th Avenue, north, formerly "A" Street, 150 feet to an alley.

Being the same property conveyed to Johnny Logan and Marion C. Logan by deed form Jerry L. Teal and wife, Sandra Waddey Teal, dated July 29, 1977 and recorded in Book 5177, page 326, 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 3800 Park Avenue, Nashville, TN 37209

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 28th day of June, 2013.

Johnny Logan

Marion C. Logan 6-28-2013
Marion C. Logan

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 **Johnny Logan and Marion C. Logan,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 28th day of June, 2013.

Notary Public

My Commission expires: 11-24-13

FILE NO: 2013042514

PENNY BOWHALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY