THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203A
Nashville, TN 37215

CRT File No. 13080052

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is: $1,200,000.00.

Affiant

Subscribed and sworn to before me, this 19th day of September, 2013.

Notary Public
My Commission Expires: _____

JAMES T. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES JULY 3, 2017

BILL GARRETT, Davidson County
Trans: T20130083510 DEEDWARR
Recvd: 09/26/13 15:52 5 pgs
Fees: 28.00 Taxes: 4440.00

20130926-0101412

CLERK'S DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Indian Creek Hunt and Timber Club, LLC 622 Indian Creek Road Nashville TN 37209	1901 21st Avenue South Nashville, TN 37212	Tax Parcel ID Nos. 10000001800, 10000001900, 10000002000, 10000002200, 10000002400, 10000005200, 10000006100

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by **Indian Creek Hunt and Timber Club, LLC**, a Tennessee limited liability company ("Grantee"), and other good and valuable consideration, the receipt of which is hereby acknowledged, and in compliance with and pursuant to an Order Quieting Title and for Partition by Sale in the Seventh Circuit Court for Davidson County Tennessee Twentieth Judicial District (Probate Division), in the cause of *Kemp and Associates, Inc., as Assignee of Vicki Pardue, et al vs. James Samuel Bogle, et al*, being docket No. 11P395, in the Office of the Circuit Court Clerk, and a certified copy of which is of record in Instrument No. 20130926-0101410, in the Register's Office for Davidson County, Tennessee and an Order on Motion to Approve Contract for Sale of Davidson County Property in the Seventh Circuit Court for Davidson County Tennessee Twentieth Judicial District (Probate Division), in the cause of *Kemp and Associates, Inc., as Assignee of Vicki Pardue, et al vs. James Samuel Bogle, et al*, being docket No. 11P395, in the Office of the Circuit Court Clerk, and a certified copy of which is of record in Instrument No. 20130926-0101411, in the Register's Office for Davidson County, Tennessee, I, **Richard R. Rooker**, as Clerk of said Court, do hereby transfer and convey unto Grantee, its heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Tract 1

Beginning at a iron rod in the East right-of-way of Indian Creek Road, said iron rod being the Northwest corner of the property described hereon;

Thence, along said right-of-way, North 10 degrees 59 minutes 39 seconds West, a distance of 124.21 feet to an iron rod;

Thence North 54 degrees 13 minutes 42 seconds West, a distance of 142.75 feet to an iron rod;

Thence North 07 degrees 55 minutes 18 seconds East, a distance of 40.67 feet to an iron rod;

Thence North 74 degrees 51 minutes 18 seconds East, a distance of 133.35 feet to an iron rod;

Thence North 44 degrees 15 minutes 18 seconds East, a distance of 103.64 feet to an iron rod;

Thence North 49 degrees 45 minutes 18 seconds East, a distance of 380.20 feet to an iron rod;

Thence North 57 degrees 47 minutes 18 seconds East, a distance of 234.75 feet to an iron rod;

Thence North 46 degrees 35 minutes 18 seconds East, a distance of 86.10 feet to an iron rod;

Thence North 71 degrees 01 minutes 18 seconds East, a distance of 246.00 feet to an iron rod;

Thence North 26 degrees 46 minutes 18 seconds East, a distance of 259.51 feet to an iron rod;

Thence North 58 degrees 55 minutes 18 seconds East, a distance of 420.40 feet to an iron rod;

Thence North 74 degrees 06 minutes 18 seconds East, a distance of 90.22 feet to an iron rod;

Thence North 18 degrees 55 minutes 43 seconds West, a distance of 21.84 feet to an iron rod;

Thence North 66 degrees 32 minutes 43 seconds East, a distance of 279.00 feet to an iron rod;

Thence North 85 degrees 32 minutes 43 seconds East, a distance of 129.00 feet to an iron rod;

Thence North 71 degrees 32 minutes 43 seconds East, a distance of 37.64 feet to an iron rod;

Thence with a curve to the right having a delta angle of 13 degrees 14 minutes 06 seconds, a radius of 1,221.07 feet, a chord bearing of South 69 degrees 26 minutes 25 seconds East, and a distance of 281.44 feet to an iron rod;

Thence South 62 degrees 53 minutes 28 seconds East, a distance of 478.50 feet to an iron rod;

Thence with a curve to the left having a delta angle of 65 degrees 34 minutes 52 seconds, a radius of 162.39 feet, a chord bearing of North 88 degrees 23 minutes 32 seconds East, and a distance of 175.89 feet to an iron rod;

Thence with a curve to the left having a delta angle of 36 degrees 48 minutes 58 seconds, a radius of 300.56 feet, a chord bearing of North 43 degrees 19 minutes 28 seconds East, and a distance of 189.82 feet to an iron rod;

Thence North 26 degrees 58 minutes 25 seconds East, a distance of 201.02 feet to an iron rod;

Thence North 86 degrees 02 minutes 10 seconds East, a distance of 68.64 feet to an iron rod in the South right of way of river road;

Thence, along said right of way, with a curve to the left having a delta angle of 36 degrees 56 minutes 08 seconds, a radius of 336.72 feet, a chord bearing of South 53 degrees 07 minutes 04 seconds East, and a distance of 213.32 feet to an iron rod;

Thence South 71 degrees 20 minutes 03 seconds East, a distance of 301.77 feet to an iron rod;

Thence with a curve to the left having a delta angle of 23 degrees 46 minutes 42 seconds, a radius of 770.84 feet, a chord bearing of South 82 degrees 04 minutes 47 seconds East, and a distance of 317.61 feet to an iron rod;

Thence North 87 degrees 10 minutes 29 seconds East, a distance of 376.88 feet to an iron rod;

Thence with a curve to the right having a delta angle of 47 degrees 28 minutes 26 seconds, a radius of 320.30 feet, a chord bearing of South 70 degrees 22 minutes 45 seconds East, and a distance of 257.87 feet to an iron rod;

Thence South 47 degrees 55 minutes 58 seconds East, a distance of 194.80 feet to an iron rod;

Thence with a curve to the left having a delta angle of 33 degrees 24 minutes 56 seconds, a radius of 413.05 feet, a chord bearing of South 63 degrees 08 minutes 46 seconds East, and a distance of 237.49 feet to an iron rod;

Thence, leaving said right of way, South 15 degrees 21 minutes 36 seconds West, a distance of 552.37 feet to an iron rod;

Thence South 15 degrees 11 minutes 46 seconds West, a distance of 374.05 feet to an iron rod;

Thence South 23 degrees 52 minutes 08 seconds West, a distance of 334.26 feet to an iron rod;

Thence South 40 degrees 18 minutes 09 seconds West, a distance of 694.80 feet to an iron rod;

Thence South 50 degrees 44 minutes 09 seconds East, a distance of 524.58 feet to an iron rod;

Thence South 46 degrees 14 minutes 15 seconds East, a distance of 268.41 feet to an iron rod;

Thence North 86 degrees 15 minutes 15 seconds West, a distance of 344.12 feet to an iron rod;

Thence South 87 degrees 00 minutes 40 seconds West, a distance of 339.55 feet to an iron rod;

Thence South 29 degrees 03 minutes 23 seconds West, a distance of 237.51 feet to an iron rod;

Thence South 17 degrees 44 minutes 53 seconds West, a distance of 358.89 feet to an iron rod;

Thence South 43 degrees 53 minutes 45 seconds West, a distance of 325.79 feet to an iron rod;

Thence South 03 degrees 43 minutes 48 seconds West, a distance of 643.75 feet to an iron rod;

Thence South 53 degrees 23 minutes 49 seconds West, a distance of 120.29 feet to an iron rod;

Thence South 70 degrees 22 minutes 26 seconds West, a distance of 291.68 feet to an iron rod;

Thence South 49 degrees 05 minutes 49 seconds West, a distance of 333.52 feet to an iron rod;

Thence South 64 degrees 15 minutes 09 seconds West, a distance of 285.73 feet to an iron rod;

Thence South 17 degrees 19 minutes 39 seconds West, a distance of 134.41 feet to an iron rod;

Thence South 02 degrees 18 minutes 56 seconds West, a distance of 580.30 feet to an iron rod;

Thence South 82 degrees 17 minutes 41 seconds West, a distance of 432.04 feet to an iron rod;

Thence North 69 degrees 16 minutes 32 seconds West, a distance of 475.80 feet to an iron rod;

Thence North 84 degrees 09 minutes 17 seconds West, a distance of 399.87 feet to an iron rod;

Thence South 65 degrees 09 minutes 07 seconds West, a distance of 244.66 feet to an iron rod;

Thence North 72 degrees 40 minutes 38 seconds West, a distance of 240.57 feet to an iron rod;

Thence North 67 degrees 49 minutes 18 seconds West, a distance of 332.71 feet to an iron rod;

Thence North 06 degrees 25 minutes 59 seconds East, a distance of 290.17 feet to an iron rod;

Thence North 36 degrees 01 minutes 12 seconds West, a distance of 298.65 feet to an iron rod;

Thence North 11 degrees 14 minutes 09 seconds West, a distance of 330.15 feet to an iron rod;

Thence North 25 degrees 17 minutes 37 seconds East, a distance of 339.36 feet to an iron rod;

Thence South 74 degrees 07 minutes 58 seconds East, a distance of 23.90 feet to an iron rod;

Thence North 52 degrees 14 minutes 21 seconds East, a distance of 2,124.17 feet to an iron rod;

Thence North 87 degrees 45 minutes 24 seconds West, a distance of 1,610.45 feet to an iron rod;

Thence North 06 degrees 17 minutes 04 seconds West, a distance of 311.47 feet to an iron rod;

Thence North 06 degrees 17 minutes 04 seconds West, a distance of 408.93 feet to an iron rod;

Thence North 06 degrees 17 minutes 04 seconds West, a distance of 205.20 feet to an iron rod;

Thence North 06 degrees 17 minutes 04 seconds West, a distance of 96.33 feet to an iron rod;

Thence North 09 degrees 51 minutes 56 seconds East, a distance of 192.32 feet to an iron rod;

Thence South 88 degrees 48 minutes 56 seconds West, a distance of 349.85 feet to the point of beginning and containing 376.490 acres of land, more or less.

Included in the above-described property, but excluded from this conveyance is the following tract of land:

Being land situated and located in Davidson County, Tennessee, being situated on Indian Creek and bounded as follows:

Beginning at a point 6 feet South of the line between the lands of Jesse Jordan on the North and the 97 acre tract of William Jordan on the South where the school house spring branch crosses said line

and running thence South 12.73 poles to a stake or stone thence South 87 1/2 E 89 poles to a stone; thence North 12.73 poles to a point 6 feet South of William Jordan's North and Jessie Jordan's South line; thence N. 87 1/2 W 89 poles parallel with said line 89 poles to the beginning, containing seven acres.

Tract 2

Beginning at a iron rod in the West right-of-way of Indian Creek Road, said iron rod being the Northeast corner of the property described hereon;

Thence, along said right-of-way, South 36 degrees 14 minutes 15 seconds West, a distance of 47.65 feet to an iron rod;

Thence with a curve to the left having a delta angle of 25 degrees 30 minutes 10 seconds, a radius of 696.82 feet, a chord bearing of South 23 degrees 46 minutes 19 seconds West, and a distance of 307.61 feet to an iron rod;

Thence South 11 degrees 18 minutes 24 seconds West, a distance of 316.36 feet to an iron rod;

Thence with a curve to the right having a delta angle of 20 degrees 44 minutes 45 seconds, a radius of 562.48 feet, a chord bearing of South 22 degrees 19 minutes 33 seconds West, and a distance of 202.55 feet to an iron rod;

Thence South 33 degrees 20 minutes 42 seconds West, a distance of 160.53 feet to an iron rod;

Thence with a curve to the left having a delta angle of 22 degrees 23 minutes 25 seconds, a radius of 638.67 feet, a chord bearing of South 22 degrees 10 minutes 09 seconds West, and a distance of 248.03 feet to an iron rod;

Thence South 26 degrees 58 minutes 25 seconds East, a distance of 406.93 feet to an iron rod;

Thence with a curve to the right having a delta angle of 31 degrees 59 minutes 13 seconds, a radius of 161.67 feet, a chord bearing of South 43 degrees 19 minutes 28 seconds West, and a distance of 161.67 feet to an iron rod;

Thence with a curve to the right having a delta angle of 57 degrees 41 minutes 09 seconds, a radius of 132.50 feet, a chord bearing of South 88 degrees 23 minutes 32 seconds West, and a distance of 127.84 feet to an iron rod;

Thence North 62 degrees 53 minutes 28 seconds West, a distance of 478.50 feet to an iron rod;

Thence North 67 degrees 48 minutes 31 seconds West, a distance of 220.10 feet to an iron rod;

Thence, leaving said right of way, North 62 degrees 00 minutes 08 seconds East, a distance of 173.25 feet to an iron rod;

Thence North 51 degrees 25 minutes 46 seconds East, a distance of 396.00 feet to an iron rod;

Thence North 41 degrees 25 minutes 46 seconds East, a distance of 1,056.00 feet to an iron rod;

Thence North 71 degrees 25 minutes 46 seconds East, a distance of 33.00 feet to an iron rod;

Thence North 26 degrees 25 minutes 46 seconds East, a distance of 297.00 feet to an iron rod;

Thence South 85 degrees 35 minutes 05 seconds East, a distance of 135.64 feet to an iron rod;

Thence South 71 degrees 33 minutes 34 seconds East, a distance of 69.52 feet to the point of beginning and containing 19.524 acres of land.

Being the same property conveyed by Affidavit of Heirship to Real Estate, recorded on the 7th day of February, 2011 in Instrument No. 20110207-0010891, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2013 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

Liability as to taxes resulting from rollback and/or greenbelt taxes pursuant to the provisions of Tennessee Code Ann 67-5-1001, et seq.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

Easement for Ingress/Egress to property identified as Parcel 10000002100 as shown on new survey.

Application for Greenbelt Assessment recorded in Book 8850, Page 504, Book 8850, Page 505, Book 8850, Page 506, Book 8850, Page 507, Book 8850, Page 508 and Book 8850, Page 510. Rights of the public to the use of that part of the land described herein within the bounds of Indian Creek Road.

This is improved property located at River Road Pike Nashville TN 37209

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever, in as full and as ample a manner as I, **Richard R. Rooker**, as Clerk, can or ought under the authority of law and said decrees and orders of the Court aforesaid convey the same, but not further or otherwise.

IN WITNESS WHEREOF, I have executed this instrument on this 10th day of September, 2013.

Richard R. Rooker, Clerk

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the Clerk of the Circuit Court of said County, **Richard R. Rooker**, Clerk as aforesaid, with whom and with whose official position and character I am personally acquainted, and acknowledged that he executed the foregoing deed on the day it bears date and for the purposes therein contained.

Witness my hand, at office, this 10th day of September, 2013.

Michelle Sawyer
Notary Public

My Commission Expires: 6/21/16

MICHELLE SAWYER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.