WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130091741 DEEDWARR
Recvd: 10/25/13 10:34 2 pgs
Fees:13.00 Taxes:777.00
20131025-0111322

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$210,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF OCTOBER, 2013.

Notary Public

MY COMMISSION EXPIRES: 5-2-2016

(AFFIX SEAL)

Angela K. Robertson
State of Tennessee
Notary Public
Williamson County

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney
2525 21st Avenue South, 2nd Floor
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Indigo Development, LLC	**SAME**	**103-3-105.00**
(NAME)	(NAME)	
102 Woodmont Blvd., Suite 200		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Ellen A. Glennon, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Indigo Development, LLC, a Tennessee limited liability company,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING the westerly 50 feet of the easterly 160 feet of the southerly 150 feet of Block 18 on the Map of Realty Savings Bank and Trust Company revised plan of west extension of Charlotte Park Company's First Addition, as of record in Book 421, Page 18, Register's Office for Davidson County, Tennessee. Being the remaining property being described in Book 6669, Page 659, said Register's Office for Davidson County, Tennessee.

SAID part of Block 18 fronts 50 feet on the northerly side of Idaho formerly Fifth Avenue, and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Ellen Adams Dougherty a/k/a Ellen Adams Carroll, by Quitclaim Deed from Mark Carroll filed of record 2/7/90, of record in Book 8041, Page 693, and by Installment Deed from Laura A. Rudy, filed of record in Book 7454, page 23, said Register's Office. The said Ellen Adams Dougherty and Ellen Adams Carroll being one and the same person and she now goes by the name of Ellen A. Glennon.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: (a) 2013 real property taxes have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 421, page 18, said Register's Office, said Register's Office.

unimproved

This is improved X property, known as **5004 Idaho Avenue, Nashville, TN 37209**

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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 24th day of October, 2013.

Ellen A. Glennon

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, of said County, Ellen A. Glennon, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 24th day of October, 2013.

Commission expires: 5-2-2016

Notary Public