BILL GARRETT, Davidson County
Trans:T20130106960 DEEDWARR
Recvd: 12/26/13 11:52 2 pgs
Fees:13.00 Taxes:1887.00
20131226-0129871

This Instrument Prepared By:
Marshall L. Hix, Esquire
HIX & GRAY, PLC
315 Deaderick Street, Suite 1230
Nashville, Tennessee 37238

Address New Owner	Send Tax Bills To:	Map & Parcel Nos.:
Christian Medical Building Partners, LLC 390 Harding Road Nashville, Tennessee 37211	**SAME**	**Map** 147-04 **Parcel No.** 179.00

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **JRV, LLC**, formerly known as Villers-Redd, LLC (herein referred to as "Grantor"), has this day bargained and sold and, by these presents, do hereby transfer and convey unto **Christian Medical Building Partners, LLC** (herein referred to as "Grantee"), its successors and assigns, forever in fee simple, the following described tract or parcel of land located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Harding Place Office Park of record in Plat Book 5190, page 631, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Villers-Redd, LLC by deed dated April 30, 2001, from James O. Pope and wife, Connie E. Pope, as of record in Instrument No. 20010514-0049670, Register's Office for Davidson County, Tennessee.

This is improved property known as 390 Harding Place, Nashville, TN 37211.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, its successors and assigns, in fee simple, forever.

Grantor covenants with the Grantee that it is lawfully seized and possessed of said property, that it has a good and lawful right to sell and convey the same, and that the property is free from any lien or encumbrance whatsoever, except for applicable subdivision plans, zoning and building regulations, all visible easements, restrictions and limitations of record, and 2013 real estate taxes, which are prorated.

Grantor further covenants with the Grantee and binds itself, its successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, its successors and assigns, against the lawful claims and demands of all persons whomsoever.

WITNESS as of the 20th day of December, 2013.

GRANTOR:

JRV, LLC (formerly Villers-Redd, LLC)

By: James R. Villers
James R. Villers, Chief Manager/Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of the State and County aforesaid, personally appeared James R. Villers, 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 Chief Manager of JRV, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Chief Manager, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as Chief Manager.

Witness my hand and official seal, this the 20th day of December, 2013.

(SEAL)

MARSHALL L. HIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires August 23, 2016

Notary Public
My Commission Expires: 8/23/2016

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $510,000.00.

AFFIANT

Subscribed and sworn to before me, 20th day of December, 2013.

NOTARY PUBLIC
My Commission Expires: 8/23/2016

MARSHALL L. HIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires August 23, 2016