Davidson County	DEEDWARR
Recvd: 01/14/14 12:20	6 pgs
Fees:33.00 Taxes:18.50	
20140114-0003698	

THIS INSTRUMENT PREPARED BY:	PROPERTY OWNER:	PROPERTY ADDRESS:	MAIL TAX BILLS TO:	TAX PARCEL #'S:
Matthew W. Barnes, Esq. Burr & Forman LLP 420 North 20th Street, Suite 3400 Birmingham, Alabama 35203 **WHEN RECORDED RETURN TO:** Old Republic Residential Information Services 530 S. Main Street Suite 1031 Akron, Ohio 44311 Attention: LISA JACOB OR 01-3137623	**Global Signal Acquisitions IV LLC** 2000 Corporate Drive Canonsburg, Pennsylvania 15317	1046 DRUMMOND DRIVE NASHVILLE, TN 37211	Crown Castle USA Inc. 2000 Corporate Drive Canonsburg, Pennsylvania 15317 Attention: Real Estate Department	**119-16-058.00**

WARRANTY DEED

THIS INDENTURE, made and entered into this 26TH day of November, 2013, by and between **DONNA DEE BATSON**, a single woman, whose address is 511 Jones Point, Apt. C1, Old Hickory, TN 37138 (hereinafter "**Grantor**") and GLOBAL SIGNAL ACQUISITIONS IV LLC, a Delaware limited liability company, with a mailing address of 2000 Corporate Drive, Canonsburg, Pennsylvania 15317 (hereinafter "**Grantee**");

WITNESSETH:

THAT for and in consideration of Ten and NO/100 Dollars (~~$10.00~~ $5,000.00), cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Grantor has bargained and sold and does hereby bargain, sell, convey, and confirm unto Grantee the following described real estate, situated and being in the City of Nashville, County of Davidson, State of Tennessee, to-wit:

All of that certain real estate described in **Exhibit "A"** attached hereto and incorporated herein by this reference.

This being the same real estate conveyed to Grantor by Quitclaim Deed of record under in Book 10548, Page 77, in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto belonging or in anywise appertaining unto Grantee, its heirs, personal representatives, successors and assigns in fee simple forever.

AND, Grantor does hereby covenant with Grantee that Grantor is lawfully seized in fee of the aforedescribed real estate; that Grantor has a good right to sell and convey the same; that the same is unencumbered, except for those matters set forth in Exhibit "B," attached hereto and incorporated herein by reference, to all of which this conveyance is expressly made subject, and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

As used herein, pronouns shall be construed according to their gender and number according to the context thereof.

IN WITNESS WHEREOF, Grantor has executed this instrument on this the day and year first above written.

GRANTOR:

Donna Dee Batson

Donna Dee Batson

STATE OF TENNESSEE)

COUNTY OF Davidson)

Personally appeared before me, Leah Lucas, a Notary Public in and for said State and County, **DONNA DEE BATSON**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing Warranty Deed for the purposes therein contained.

WITNESS my hand and seal at office, on this 26th day of November, 2013

Leah Lucas

Notary Public

My Commission Expires: 12/6/14

(Notary Seal)

LEAH LUCAS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

AFFIDAVIT OF VALUE

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ ~~free~~ 5,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Donna Baker
AFFIANT

SUBSCRIBED AND SWORN TO before me this 26th day of November, 2013.

Leah Lucas
Notary Public

My Commission Expires:

12/16/14
#

LEAH LUCAS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

(For Recording Data Only)#

20144656 v2
BU# 809055 and 811635; Averitt

EXHIBIT "A"

Description Of Real Estate

Situated in Davison County, Tennessee, being described according to an unrecorded survey by Briggs Engineering Co., Inc., 9000 Church Street East, Brentwood, Tennessee, Frank V. Neeley, Surveyor, License No. 1493, dated October 19, 1995, as follows:

COMMENCING at an iron pin, said pin being in the northwesterly margin of Drummond Drive; thence, with said margin of Drummond Drive, South 7 deg. 50' 32" West, 0.86 feet to an iron pin, said pin being in the southwesterly margin of Drummond Drive; thence, with said margin of Drummond Drive, South 51 deg. 02' 57" East, 210.47 feet to an iron pin; thence, leaving said margin of Drummond Drive, South 38 deg. 38' 54" West, 319.67 feet to an iron pin, said pin being in the northeasterly margin of Interstate Highway 24; thence, with said margin of Interstate Highway, North 47 deg. 42' 12" West, 20 feet to a concrete highway monument; thence, leaving said margin of Interstate Highway 24, North 7 deg.50' 32" West 172.67 feet to an iron pin; thence, North 84 deg. 38' 20" West 224.64 feet to an iron pin, said pin being in the northeasterly margin of Interstate Highway 24; thence, with said margin of Interstate Highway 24, along a curve to the right with a central angle of 3 deg. 06' 13" and a radius of 5,579.58 feet, a distance of 302.24 feet to an iron pin; thence, leaving said margin of Interstate Highway 24, South 84 deg. 38' 20" East, 459.86 feet to the point of commencement, containing 2.424 acres.

This being the same real estate conveyed to Grantor by Quitclaim Deed of record under in Book 10548, Page 77, in the Register's Office of Davidson County, Tennessee.

EXHIBIT "B"

Encumbrances

SUBJECT TO TERMS AND CONDITIONS OF MEMORANDUM OF LEASE, BY AND BETWEEN DONNA DEE BATSON, LESSOR(S) AND BELLSOUTH MOBILITY, INC., LESSEE(S), DATED 2/13/1996, RECORDED 2/23/1996, AS BOOK 9955 PAGE 379 OF DAVIDSON COUNTY RECORDS.

SUBJECT TO TERMS AND CONDITIONS OF MEMORANDUM OF LEASE, BY AND BETWEEN DONNA DEE BATSON AND BRENT ALLEN BATSON, LESSOR(S) AND POWERTEL/MEMPHIS, INC., LESSEE(S), DATED 10/30/1997, RECORDED 12/5/1997, AS BOOK 10710 PAGE 238 OF DAVIDSON COUNTY RECORDS.

NOTE: ASSIGNMENT AND ASSUMPTION AGREEMENT, BY AND BETWEEN POWER POWERTEL/MEMPHIS, INC., ASSIGNOR, AND POWERTEL MEMPHIS TOWERS, LLC, ASSIGNEE, DATED 3/8/1999, RECORDED 6/9/1999, AS BOOK 11520 PAGE 246 OF DAVIDSON COUNTY RECORDS.

NOTE: ASSIGNMENT AND ASSUMPTION AGREEMENT, BY AND BETWEEN POWERTEL MEMPHIS TOWERS, LLC, ASSIGNOR, AND CROWN CASTLE PT, INC., ASSIGNEE, DATED 6/1/1999, RECORDED 6/9/1999, AS BOOK 11520 PAGE 262 OF DAVIDSON COUNTY RECORDS.

SUBJECT TO TERMS AND CONDITIONS OF WIRELESS COMMUNICATION EASEMENT AND ASSIGNMENT AGREEMENT, BY AND BETWEEN DONNA DEE BATSON AND BRENT ALLEN BATSON, AND T4 UNISON SITE MANAGEMENT, LLC, DATED 8/26/2008, RECORDED 9/17/2008, AS DOCUMENT #20080917-0095089 OF DAVIDSON COUNTY RECORDS, AND

SUBJECT TO TERMS AND CONDITIONS OF ASSIGNMENT AND ASSUMPTION OF EASEMENTS AND LEASES BY AND BETWEEN GLP CELL SITE IV, LLC, FORMERLY KNOWN AS T4 GS CELL SITE MANAGEMENT LLC AND FORMERLY KNOWN AS T4 UNISON SITE MANAGEMENT LLC, ASSIGNOR, AND GLOBAL SIGNAL ACQUISITIONS IV LLC, ASSIGNEE, DATED 01/12/2012, RECORDED 02/10/2012 AS DOCUMENT NO. 20120210-0012066 OF DAVIDSON COUNTY RECORDS.

#

(For Recording Data Only)#

Certificate of Authenticity

I, Alesa Parmer, do hereby make oath that I am a licensed Attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Alesa Parmer

State of Ohio

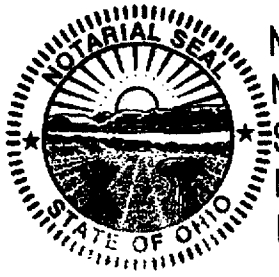
County of Summit

On this 14Th day of January, 2014, before me personally appeared Alesa Parmer.

I, Nancy A Cope, a notary public for the county of Summit in the state of Ohio, acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

Commission Expires: 12/07/2015



NANCY A COPE
NOTARY PUBLIC
SUMMIT COUNTY, OH
MY COMMISSION EXPIRES
DECEMBER 7, 2015