FROM: THOMAS GOSSETT, ADMINISTRATOR, OF THE ESTATE OF MAURICE T. GOSSETT

TO: PROFESSIONAL REAL ESTATE DEVELOPERS, LLC

Davidson County DEEDWARR
Recvd: 01/28/14 15:01 7 pgs
Fees:37.00 Taxes:0.00
20140128-0007793

THIS INSTRUMENT BY: WILLIAM TIMOTHY HILL 201 4th AVENUE NORTH, SUITE 1800 NASHVILLE, TENNESSEE 37219 (615) 256-1577	STATE OF TENNESSEE) COUNTY OF Davidson) The actual consideration or value, whichever is greater, for this transfer is $0; The transfer tax was paid upon recording Deed of record at Book 10310, page 605, Register's Office of Davidson County, Tennessee. Affiant Subscribed and sworn to before me, this the 24th day of January 2014 Notary Public My Commission Expires: Sept. 11, 2017

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

GENERAL WARRANTY DEED OF CORRECTION

This instrument is executed to correct Deed of record at Book 10310, page 605, Register's Office of Davidson, County, Tennessee, which inadvertently omitted the legal description of the southerly portion of Lot 137.

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
PROFESSIONAL REAL ESTATE DEVELOPERS, LLC 211 N. 2ND STREET NASHVILLE, TN 37213	PROFESSIONAL REAL ESTATE DEVELOPERS, LLC 211 N. 2ND STREET NASHVILLE, TN 37213	Map: 93-9 Parcels: 73, 74, 75, 76, 77 and 78

FOR AND IN CONSIDERATION of No Dollars ($0), cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, grantor, Thomas Gossett, Administrator of the Estate of Maurice T. Gossett, has bargained and sold, and by these present does hereby transfer and convey unto, grantee, Professional Real Estate Developers, LLC, a Tennessee Limited Liability Company, its successors and assigns, all right, title and interest to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

See attached Exhibit "A"

This is improved property commonly known as 1205 Church Street, Nashville, Tennessee, 37203.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, its successors and assigns, forever; and Grantor does covenant with the said Grantee that he is lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same in unencumbered, except:

See attached Exhibit "B",

and Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever. Whenever 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 29th day of January, 2014.

Thomas M. Gossett

Thomas Gossett, Administrator of the Estate of Maurice T. Gossett

STATE OF TENNESSEE)
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas M Gossett the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of January, 2014.

WILLIAM TIMOTHY HILL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires AUG. 23, 2016

Notary Public

My Commission Expires:

EXHIBIT A

Tract No.: I:
A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lots No. 135 and 136 on the Plan of Hynes' Addition to Nashville, as of record in Plan Book 1, page 21, Chancery Court at Nashville.

Said Lots Nos. 135 and 136 front together 152 feet on the southerly side of Church Street and extend back between parallel lines, with the westerly margin of 12th Avenue North, formerly Knowles Street, 140 feet to the northerly line of Lot No. 137, the westerly line of said property running back with the easterly margin of an alley.

Tract No. I being the same property conveyed to M.T. Gossett by deed from Thomas F. Nenon, Nona May Ezell, Helen Gertrude Mogan, Katherine N. Power, Anna M. Breen and Eve Flanigan, Trustee, of record in Book 1194, page 672, Register's Office for said County.

Tract No.: II:
A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the northerly part of Lot No. 137 on the Plan of Hynes' Addition to Nashville, as of record in Plan Book 1, page 21, Chancery Court at Nashville, described as follows:

Beginning at a point on the westerly margin of 12th Avenue North, formerly Knowles Street, said beginning point is also 140 feet south of the southwest corner of Church Street and 12th Avenue North; running thence along the westerly margin of 12th Avenue North, southwardly 60 feet; thence westwardly 152 feet to an alley; thence with the easterly margin of said alley, northwardly 60 feet; thence eastwardly 152 feet to the point of beginning,

Tract No. II being the same property conveyed to M.T. Gossett by deed from Katherine N. Power, Nona May Ezell, Anna M. Breen, Thomas F. Nenon, Helen Gertrude Mogan and Eve Flanigan, Trustee, of record in Book 1286, page 137, said Register's Office.

and

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the southerly part of Lot No. 137 on the Plan of Hynes' Addition to Nashville, as of record in Book 1, page 21, Chancery Court at Nashville, described as follows:

Beginning at a point on the westerly margin of 12th Avenue North, formerly Knowles Street, said beginning point being the southeast corner of the property convyed to M.T. Gossett by deed from Katherine N. Power, et al. of record in Book 1286, page 137, Register's Office for said County; thence with Gossett's south line, westwardly 152 feet to the easterly margin of a 20-foot alley; thence with the easterly margin of said alley, southwardly 35 feet to the common corner of Lots Nos. 137 and 138; thence with the line between said two lots, eastwardly 152 feet to the westerly margin of 12th Avenue North; thence with the westerly margin of said avenue, northwardly 30 feet to the point of beginning.

Being the same property conveyed to M.T. Gossett by deed from Della O. Ottarson, of record in Book 1340, page 99, said Register's Office.

Tract No.: III:

Two tracts or parcels of land in Davidson County, Tennessee, and being Lot No. 141, and a part of Lot No. 142 in Hynes' Addition to the City of Nashville, a plan of record in Minute Book B, page 85, in the Chancery Court for Davidson County, Tennessee, at Nashville. Said Lot No. 141, and part of Lot No. 142, are more particularly described as follows:

Parcel One: Lot No. 141 fronts 75 feet on the south side of Church Street and runs back between parallel lines with the west margin of a 20 foot alley, 140 feet more or less to the lien of Lot No. 143 of said plan.

Parcel Two: Part of Lot No. 142: Beginning at a point on the southerly margin of Church Street, said point being the common corner of Lots Nos. 141 and 142, as shown on said plan; thence, with the said southerly margin of Church Street, in a westerly direction, 48.01 feet to a point to the beginning of a curve; thence, westwardly and southerly along an arc of radius 25 feet and curving to the left, 41.18 feet to the point or tangency in the easterly margin of Thirteenth Avenue North; thence with the easterly margin of Thirteenth Avenue North, in a generally southerly direction, 113.01 feet to an iron spike, the southwesterly corner of said Lot No. 142; thence, in a generally easterly direction, along a line parallel to a the southerly margin of Church Street, the easterly margin of said Lot No. 142, 75.0 feet, to the common rear corners of Lots Nos. 141 and 142 as shown on said plan; thence, in a generally northerly direction, along the common line of said Lots Nos. 141 and 142, 140.00 feet to the point of beginning.

Tract No. III being the same property conveyed to M.T. Gossett by deed from Murco Stations, Inc., a Delaware corporation, to M.T. Gossett and Howard A. Gossett, partners doing business as Gossett Associates, of record in Book 4642, page 748, said Register's Office, and by deed from Margaret Muehlemeyer, Executrix of the Estate of Howard A. Gossett, of record in Book 9555, page 648, said Register's Office.

Tract No. IV:

Parcel I: Being the southerly one-half of Lot No. 143 on the plan of Hynes' Addition to Nashville, of record in Minute Book "B", page 85, Chancery Court at Nashville, Tennessee.

Said part of Lot No. 143 fronts 50 feet on the easterly side of 13th Avenue, North, formerly Ewing or Morgan, Street and runs back 150 feet to an alley, measuring 48-1/2 feet thereon.

Parcel II: Being the northerly one-half of Lot No. 138 on the plan of Hynes' Addition to Nashville, as of record in Minute Book "B", page 85, Chancery Court at Nashville, Tennessee.

Said part of Lot No. 138 fronts 35 feet on the westerly side of 12th Avenue North, formerly Knowles Street, and runs back between lines, with the southerly margin of Lot No. 137, 152 feet to the easterly margin of an alley, measuring 37-1/2 feet thereon.

Tract No. IV begin the same property conveyed to M.T. Gossett by deed from Lucille A. Lehman and Commerce Union Bank as Executor and trustee under the will of Patrick Cleary Gilmore, of record in Book 4936, page 837, said Register's Office.

Tract No. V:
Land in Davidson County, Tennessee, being the northerly half of Lot No.143 on the Map of Hynes' Addition, of record in Minute Book B, page 85, of Chancery Court of Nashville. Said part of said Lot No. 143 fronts 50 feet on the east side of 13th Ave., North formerly Morgan Street and runs back between parallel lines 150 feet to the alley, on which it measures 48.5 feet.

Tract No. V being the same property conveyed to M.T. Gossett by deed from Phillip G. Breen, Jr. and wife, Polly Breen, of record in Book 7459, page 539, said Register's Office.

Tract No. VI:
That portion of Alley No. 241, as described in and closed pursuant to Bill No. 68-656, as amended by Bill No. 74-972, Metropolitan County Council.

THIS property is subject to any and all other lawful easements, setback lines, restrictions, etc., of record and applying to the within described property, and to the zoning regulations of appropriate governmental body.

This is improved property commonly known as 1205 Church Street, Nashville, Tennessee, 37203.

EXHIBIT B

1. Matters shown on the Plan of record in Book 1, page 21, said Register's Office.
2. Construction Slope Easement of record in Book 4353, page 966, amended in Book 4637, page 792, said Register's Office.
3. Easement in Metro Council Bill of record in 68-656, said Register's Office.
4. Easement in Metro Council Bill of record in 74-972, said Register's Office.
5. Lack of direction access to 13th Avenue North from subject property.
6. This property is also conveyed subject to real property taxes for the year 2014, a lien but not yet due or payable.

AFFIDAVIT

I, William Timothy Hill, 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.

William Timothy Hill
PRICE, HILL & KOLARICH
201 4th Avenue North, Suite 1800
Nashville, TN 37219
(615) 256-1577

State of Tennessee)
)
County of Davidson)

Personally appeared before me, Phyllis Ashby, a notary public for this county and state, (William Timothy Hill) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

PHYLLIS ASHBY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: Sept. 11, 2017.