BILL GARRETT, Davidson County
Trans:T20140016048 DEEDWARR
Recvd: 03/10/14 10:33 2 pgs
Fees:13.00 Taxes:1924.00
20140310-0019784

This Instrument Prepared By:
The Law Offices of Andrew B. Gibson, Jr.
P.O. Box 210121
Nashville, TN 37221

Record and return to:
Victory Title & Escrow, LLC
695 President Pl., Ste. 203
Smyrna, TN 37167
VT1402088/4

ADDRESS NEW OWNER:
MDS Realty Investments, Inc.
11036 Lamoye lane
Reno, NV 89521
MORTGAGEE:

SEND TAX BILL:
To New Owner Listed Above
TAX MAP/PARCEL
158-02-0-010.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by MDS Realty Investments, Inc. (hereinafter the "Grantee"), and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, SRK Partnership a Tennessee General Partnership(hereinafter the"Grantor"), has bargained and sold, and by these presents does transfer and convey unto Grantee its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson County, Tennessee, being part of the Robert L. Goodpasture tract, and described according to a survey made by Cantrell, Connell & Morrison, Engineers, in July 1956 as follows:
>
> BEGINNING at a point in the easterly margin of Hillsboro Pike at the northwest corner of the property conveyed to John G. Justice and wife Frances L. Justice by Vaden Lackey, Jr., Trustee, of record in Book 4068, Page 904, Register's Office for said County; thence along Justice's northerly line S. 86 degrees E. 500 feet to a point in the westerly line of Edmund D. Milam and wife; thence along Milam's westerly line N. 28 degrees E. 196 feet to a point in the southerly margin of a 30 foott private drive; thence along said margin N. 86 degrees W. 500 feet to a point in the easterly margin of said Hillsboro Pike; thence with the margin of same S. 28 degrees W. 196 feet to the point of beginning.
>
> Being the same property conveyed to SRK Partnership, a Tennessee General Partnership, by Special Warranty Deed from Federal National Mortgage Association dated 9/26/13 and recorded 10/16/13 in Instrument No. 20131016-0108136; and the same property previously conveyed to Federal National Mortgage Association by Substitute Trustee's Deed from Nationwide Trustee Services, Inc. as Substitute Trustee, dated 3/17/11 and recorded 6/29/11 in Instrument No. 20110629-0049556, Register's Office for Davidson County, Tennessee.
>
> This conveyance is made subject to the real estate taxes for the current year, which have been assumed by the Grantee and such limitations and restrictions and easements as may affect the premises.
>
> This is improved property known as 6232 Hillsboro Pike Nashville, TN 37215.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors and assigns, forever; and Grantor, does covenant with Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind itself, its successors and

assigns to warrant and forever defend the title to the Property to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 6 day of March, 2014.

GRANTOR
SRK Partnership

By:_____
NENR Investments, LLC 401-K Profit Sharing Plan f/b/o William G. Wallis, Jr.
By:_____
NENR Investments, LLC 401-K Profit Sharing Plan f/b/o William C. Seeley
By:_____
NENR Investments, LLC 401-K Profit Sharing Plan f/b/o Stephen D. Rudd

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public of the state and county aforesaid, personally appeared William G. Wallis, Jr. in his capacity as Trustee of the NENR Investments, LLC 401-K Profit Sharing Plan f/b/o William G. Wallis, Jr., William C. Seeley in his capacity as Trustee of the NENR Investments, LLC 401-K Profit Sharing Plan f/b/o William C. Seeley and Steve D. Rudd in his capacity as Trustee of the NENR Investments, LLC 401-K Profit Sharing Plan f/b/o Stephen D. Rudd all with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that themselves to be the Partners of SRK Partnership the within named bargainor, a Tennessee General Partnership and that they executed the foregoing instrument for the purposes stated therein by signing their names as Partners for the Partnership.

Witness my hand and official seal this 6 day of March, 2014.

_____
Notary Public

ANDREW B. GIBSON, JR. STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

My Commission Expires: 6/22/15

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $520,000.00.

_____
AFFIANT

Subscribed and sworn to before me
this 6th day of March, 2014.

_____
NOTARY PUBLIC

My Commission Expires: _____

GAIL C. VICTORY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES
September 9, 2014