BILL GARRETT, Davidson County
Trans:T20140024297 DEEDWARR
Recvd: 04/10/14 12:21 3 pgs
Fees:18.00 Taxes:118.40
20140410-0030072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 32,000.00

Affiant

Subscribed and sworn to before me, this 8th day of April, 2014.

Notary Public

My commission expires: My Commission Expires November 5, 2014

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4711 TROUSDALE DRIVE, STE 120
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
DY PROPERTIES II LLC	DY Properties II LLC	**09112023000**
616 41ST AVE NO	P.O. Box 1283	
NASHVILLE, TN 37209	Antioch, TN 37013	

FOR AND IN 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 ACKNOWLEDGE, WE,

CYNTIA SHORT AND MARVA HARRIS STARKS as HEIRS AT LAW OF LUCILLE GOODEN HARRIS, MARY TOWNSEND HARRIS AND CYNTHIA HARRIS as HEIRS AT LAW OF CHARLES W. HARRIS, JR. AND CYNTIA SHORT AND MARVA HARRIS STARKS as HEIRS AT LAW OF LUCILLE HARRIS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

DY PROPERTIES II 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:

Land in Davidson County, Tennessee, being part of lots Nos. 7 and 12 on the Plan of Clifton, as of record in Book 21, page 35 Register's Office for said county, called Lot No. 9 on an unregistered plan of the Harwell Property in west Nashville described as follows:

Beginning on the easterly margin of 41st Avenue North, formerly Bass Street, at a point 400 feet north of the northerly margin of Delaware Avenue, formerly Correy Street; thence with the easterly margin of 41st Avenue North, northwardly 50 feet to the corner of Lots Nos. 9 and 10 on said unregistered plan; thence with the line between said two lots eastwardly 200 feet to the westerly margin of an alley; thence with the westerly margin of said alley southwardly 50 feet to the corner of Lots Nos. 8 and 9; thence with the line between said two lots westwardly 200 feet to the beginning.

Being the same property conveyed to Charles W. Harris and wife, Lucille Harris and James Gooden and wife, Rowena Gooden by Installment Deed from Lillie Horton, a widow of record in Book 1558, page 182, in the Register's Office for Davidson County, Tennessee. The said Charles W. Harris having since died on December 10, 1985, leaving Lucille Harris as the surviving tenant by the entirety of their one half undivided interest. The said James Gooden having since died in June of 1959 leaving Rowena Gooden as the surviving tenant by the entirety of their one half undivided interest. The said Rowena Gooden died in May of 1963 intestate, leaving her one half undivided interest to Lucille Gooden Harris. The said Lucille Gooden Harris also known as Lucille Harris died on October 7, 2000 intestate. Heirship Affidavit recorded as Instrument No. 20140313-0020913, Register's Office for Davidson County, Tennessee, indicates the heirs at law of Lucille Harris to be Cynthia Harris Short,

Marva Harris Starks, Charles W. Harris, Jr. now deceased and Emily Lucille Harris now deceased. The said Emily Lucille Harris died intestate on December 23, 2011. Heirship Affidavit recorded as Instrument No. 20140410-0030070, Register's Office for Davidson County, Tennessee, indicates the heirs at law of Emily Lucille Harris to be Cyntia Short, Marva Harris Starks and Charles W. Harris, Jr. now deceased. The said Charles W. Harris, Jr. died on June 23, 2012 intestate. Heirship Affidavit recorded as Instrument No. 20140410-0030071 Register's Office for Davidson County, Tennessee, indicates the heirs at law of Charles W. Harris, Jr. to be Mary Townsend Harris and Cynthia Harris.

Cynthia Harris Short and Cyntia Short being one and the same person.

Lucille Harris and Lucille Gooden Harris being one and the same person.

Laval Short here by signs to convey any interest he may have, marital or otherwise, as the spouse to Cyntia Short.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (____) property known as 616 41ST AVE NO, NASHVILLE, TN 37209.

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 in 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/our hand(s) this 8th day of April, 2014.

HEIRS AT LAW OF LUCILLE GOODEN HARRIS

Cyntia Short by Lorenzo Short attorney-in-Fact
Cyntia Short by Lorenzo Short,
Attorney-In-Fact

Laval Short by Lorenzo Short attorney-in-Fact
Laval Short
By: Lorenzo Short
Attorney in Fact

Marva Harris Starks
Marva Harris Starks

HEIR AT LAW OF CHARLES W. HARRIS, JR.

Mary E. Harris
Mary Townsend Harris

Cynthia C Harris
Cynthia Harris

HEIRS AT LAW OF EMILY LUCILLE HARRIS

Cyntia Short by Lorenzo Short attorney-in-Fact
Cyntia Short by Lorenzo Short,
Attorney-In-Fact

Laval Short by Lorenzo Short attorney-in-Fact
Laval Short
By: Lorenzo Short
Attorney in Fact

Marva Harris Starks
Marva Harris Starks

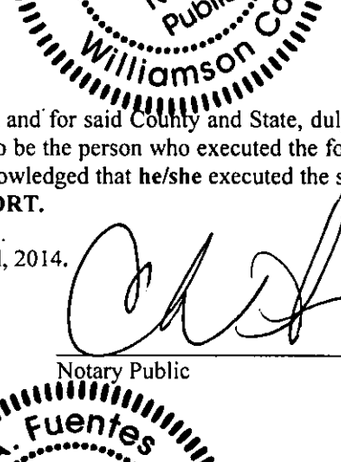
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, **MARVA HARRIS STARKS, MARY TOWNSEND HARRIS, AND CYNTHIA HARRIS,** the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8th day of April, 2014.

Notary Public

My Commission Expires: 11/20/14



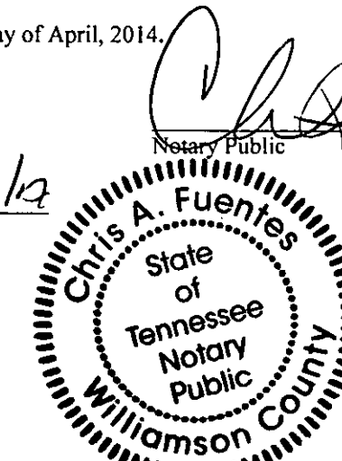
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **LORENZO SHORT** to me known to be the person who executed the foregoing instrument in behalf of **CYNTIA SHORT** as **his/her** Attorney in Fact, and acknowledged that **he/she** executed the same for the purposes therein contained as the free act and deed of the said **CYNTIA SHORT.**

Witness my hand, at office, this 8th day of April, 2014.

Notary Public

My Commission Expires: 11/20/14



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **LORENZO SHORT** to me known to be the person who executed the foregoing instrument in behalf of **LAVAL SHORT** as **his/her** Attorney in Fact, and acknowledged that **he/she** executed the same for the purposes therein contained as the free act and deed of the said **LAVAL SHORT.**

Witness my hand, at office, this 8th day of April, 2014.

Notary Public

My Commission Expires: 11/20/14