BILL GARRETT, Davidson County
Trans:T20140033863 DEEDWARR
Recvd: 05/15/14 09:57 2 pgs
Fees:13.00 Taxes:2072.00

20140515-0041692

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $560,000.00

Affiant

Subscribed and sworn to before me, this 7th day of May, 2014

Notary Public
My commission expires: 9-9-2014

ANNETTE J. SCUTELLA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT 9, 2014

Address of New Owner:	Send Tax Bills to:	Tax Information
Vanderbilt Place Partners 121 30th Avenue South Nashville, TN 37212	New Owner	10402036800

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **HoneyBee Partners, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Vanderbilt Place Partners, a General Partnership** hereinafter called the Grantee(s), Its Successors and assigns, a certain tract or parcel of land in County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 10 on the Map of Henry George's Subdivision of part of Lot No. 56 of the Boyd Cockrill Spring Tract, of record in Book 161, Page 171, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 fronts 50 feet on the westerly side of 30th Avenue South and runs back between lines measuring 128 feet more or less, to a dead line, and measures 50 feet thereon.

Being the same property conveyed to HoneyBee Partners, LLC, a Tennessee limited liability company, from Albert Lucien Dale, Jr., and Carolyn D. Dale, Co-Trustees of the Mildred Beaty Dale Testamentary Trust, by Warranty Deed recorded October 8, 2013 in Instrument Number 20131008-0105493, Register's Office for Davidson County, Tennessee.

This property is improved property known as 121 30th Avenue South, Nashville, TN, 37212

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this the 05/05/14.

HoneyBee Partners, LLC

By: _____
Scott Nicodemus
Its: Authorized Representative

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Scott Nicodemus, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Authorized Representative (or other officer authorized to execute the instrument) of HoneyBee Partners, LLC, the within named bargainor, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Authorized Representative (or other authorized officer).

Witness my hand, at office, this 7th day of May, 2014.

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

_____
Notary Public

My commission expires: 5/30/20

FILE NO: 2014053069