WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140036311 DEEDWARR
Recvd: 05/23/14 11:18 2 pgs
Fees:13.00 Taxes:1850.00

20140523-0044693

R-VRES-14-929-2-3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $500,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd ~~21st~~ DAY OF MAY, 2014.

Notary Public

MY COMMISSION EXPIRES: 8/23/2016
(AFFIX SEAL)

AMANDA VAUGHN NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Cornerstone Investments, Inc.	NEW OWNER	
(NAME)	(NAME)	
718 THOMPSON LN, STE 108		**MAP 118-050, PARCELS 216.00 & 217.00**
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37204-3612		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **2400VENTURES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **CORNERSTONE INVESTMENTS, INC.,** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lots 2 and 3, Resubdivison of Lot 5 and the easterly part of Lot 4, Plan of Vaulx Land of record in Instrument No. 20140515-0041945, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to 2400Ventures, llc, by Warranty Deed from Robert J. Deal, unmarried, recorded on the 2nd day of January, 2014, in Instrument No. 20140102-0000543, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to:
- County of Davidson taxes for the year 2014 and thereafter, not yet due and payable.
- Restrictions for Stormwater Facilities and Systems recorded April 9, 2014, in 20140409-0029555, said Register's Office.
- Plat recorded May 15, 2014, in Instrument Number 201405150041945, said Register's Office.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **929 Gale Lane (Lots 2 and 3), Nashville, Tennessee 37204**.

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; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is 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 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/our hand(s) this the 21st DAY OF MAY, 2014.

2400Ventures, llc

BY: _____
Mark Deutschmann
Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARK DEUTSCHMANN, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself to be a MEMBER of 2400VENTURES, LLC, the within named bargainor, a limited liability company, and that he as such MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 21st of May, 2014.

_____
Notary Public
My Commission Expires: 3-6-18
(SEAL)

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212