G#26083-2 BOX #14

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140043382 DEEDWARR
Recvd: 06/19/14 09:34 2 pgs
Fees:13.00 Taxes:192.40
20140619-0053474

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is **$52,000.00.**

Affiant

Subscribed and sworn to before me, this the 18th day of June, 2014.

Notary Public

My commission expires: _____
(AFFIX SEAL)

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
March Properties, LLC	**"New Owner"**	**09203020200**
217 Garrett Drive		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Pacific Northwest Investments, LLC, an Oregon limited liability company

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

March Properties, LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND/OR 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 Lot No. 239 of Block 16 on the Map of the Subdivision of the Heffernan Place, as of record in Book 161, Page 138, Register's Office for Davidson County, Tennessee.

SAID Lot No. 239 fronts fifty (50) feet on the southerly side of Eden Street and runs back parallel lines, one hundred fifty (150) feet to an alley.

BEING the same property conveyed to Pacific Northwest Investments, LLC, by Substitute Trustee's Deed dated May 6, 2014, from James A. Crislip, Jr., Substitute Trustee, of record in Instrument No. 20140513-0040975, Register's Office for Davidson County, Tennessee.

NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE, WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEEDS OF RECORD.

THE conveyance of the above described parcel of land is subject to the following:

1) All matters shown on the Plan of record in Book 161, Page 138, Register's Office for Davidson County, Tennessee;

2) Restrictive Covenants contained in instrument of record in Book 1133, Page 298, Register's Office for Davidson County, Tennessee; and,

3) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved property, known as: **2407 Eden Street, Nashville, TN 37208**.

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 GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same in 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 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 its hand by its duly authorized officer this 17th day of June, 2014.

Pacific Northwest Investments, LLC, an Oregon limited liability company

By: Brian Wyatt
Brian Wyatt, Member

STATE OF OREGON)
COUNTY OF Linn)

Before me, the undersigned, a Notary Public of said County and State, personally appeared Brian Wyatt with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be a Member of **Pacific Northwest Investments, LLC,** the within named bargainor, an Oregon limited liability company, and that he, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by the said Brian Wyatt as such officer.

Witness my hand, at office at Albany (City), Oregon, this 17 day of **June, 2014.**

Janice Stehle.
Notary Public

My Commission Expires: 9-18-15

OFFICIAL SEAL
JANICE D STEHLE
NOTARY PUBLIC - OREGON
COMMISSION NO. 461881
MY COMMISSION EXPIRES SEPTEMBER 18, 2015