(1) Return to: Bridgehouse Title

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20140047889 DEEDWARR
Recvd: 07/03/14 15:43 2 pgs
Fees:13.00 Taxes:3254.63
20140703-0059122

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 53527
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Proverbs 16 Properties, LLC 320 Seven Springs Way, Ste. 230 Brentwood, TN 37027-4564	SAME

TAX MAP-PARCEL NUMBERS: 13216012200

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$879,631.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **G. Wade Putnam,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Proverbs 16 Properties, LLC** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Fletcher & Layne Subdivision of record in Book 4660, page 119, Register's Office for said County, to which Plan reference is made for a complete description.

Being the same property conveyed to Medical Construction Group, Inc. by Special Warranty Deed from National Bank of Commerce and Priscilla B. Presley, Co-Trustees under the Promenade Trust dated January 29, 1983, Successor to the Elvis A. Presley Residuary Trust, dated April 15, 1994, recorded April 21, 1994, of record in Book 9318, page 660, Register's Office for Davidson County, Tennessee. By Quitclaim Deed of record in Book 9560, page 188, said Register's Office, subject property was conveyed to G. Wade Putnam.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2014, and subsequent years; The Plan, with Owner's Certificate, of record in Book 4660, page 119, said Register's Office, which Plan shows a 15 foot minimum building setback line from Trousdale Drive, a TVA foot easement across a portion of said Lot (see Book 1237, page 371, said Register's Office) and the following note "No building permit shall be issued for Lot No. 2 unless access ramps are located and approved by the Metropolitan Traffic and Parking Commission; Lease Agreement of record in Book 9560, page 190, sais Register's Office; Subject to the right of way of the L & N Railroad; Grant of Utility Easement to the Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 5780, page 433, said Register's Office; Agreement for Dedication of Easement for Sanitary Sewers and/or storm drainage, water mains, pumps and appurtenances of record in Doc. No. 20061130-0147549, said Register's Office; Deed of Conveyance for sewer line to the Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 4911, page 516, said Register's Office.

This is improved property, known as: 4633 Trousdale Drive, 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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 27th day of June, 2014.

G. Wade Putnam

State of TENNESSEE
County of DAVIDSON

On this 27th day of June, 2014 , before me the undersigned authority, personally appeared G. Wade Putnam, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $879,631.00

Affiant

Sworn and subscribed before me this the 27th day of June, 2014

Notary Public

My Commission Expires: _____

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-12-2016