(1)

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140052329 DEEDWARR
Recvd: 07/21/14 10:58 2 pgs
Fees:13.00 Taxes:2775.00
20140721-0064380

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $750,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JULY, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/12/2014

(AFFIX SEAL)

KIM LABOONE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Westfield Mall LLC	New Owner	060-08 20.00
(NAME)	(NAME)	
1017 Bridgewater Park Drive		
(ADDRESS)	(ADDRESS)	
Hoover, AL 35244		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, **Webb Investments Company, Ltd., II, GP**, a General Partnership HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WESTFIELD MALL 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, described as follows:

Being part of Lot No. 6 on the Map of E. A. Lindsley's Subdivision on the Dickerson Road, as of record in Book 547, page 144, Register's Office for said County, said part of said lot being the westerly 600.00 feet of Lot No. 6 on said plan.

Said westerly 600.00 feet of Lot No. 6 fronts 300.00 feet on the easterly side of Dickerson Road, and runs back between parallel lines 600.00 feet to a dead line, less that portion taken off the front of same by Davidson County for the purpose of widening Dickerson Road.

Being the same property conveyed to J. A. Webb by Warranty Deed from B. C. Webb, dated October 3, 1962, of record in Book 3436, page 461, Register's Office for Davidson County, Tennessee. Also being a portion of the property conveyed to Webb Investment Company, Ltd., by Quitclaim Deed form James A. Webb, dated April 15, 1983, of record in Book 6041, page 505, Register's Office for Davidson County, Tennessee. Also being a portion of the property conveyed to Webb Investment Company, Ltd., II, a Tennessee limited partnership, by Quitclaim Deed from Webb Investment Company, Ltd., a Tennessee limited partnership, dated August 27, 1986, of record in Book 6969, page 206, Register's Office for Davidson County, Tennessee. AND Being a portion of the property conveyed to Webb Investment Company, Ltd., II, GP, a Tennessee General Partnership, by Quitclaim Deed from Webb Investment Company, Ltd., II, a Tennessee Limited Partnership, dated July 29, 2010, of record in Instrument No. 20100810-0063002, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2014, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 547, page 144; Easements of record in Book 5004, Page 310 and Instrument No. 20121022-096458; all of record in the Register's Office for Davidson County, Tennessee and all tenants currently in possession.

unimproved ☐

This is improved ☒ property, known as 3041 Dickerson Road, Nashville, TN 37207

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 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 hand this 15th day of July, 2014.

Webb Investments Company, Ltd., II, GP

By: _____
James M. Webb, Sr., Partner

By: _____
Marjorie A. Link, Partner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared James M. Webb, Sr. and Marjorie A. Link, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon this oath acknowledged themselves to be the Partners of Webb Investments Company, Ltd., II, GP, the within named bargainor, a general partnership, and that they as such Partners, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Webb Investments Company, Ltd., II, GP by the said James M. Webb, Sr. and Marjorie A. Link as such Partners.

Witness my hand and official seal at Franklin, Tennessee, this 15th day of July, 2014.

Notary Public

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

My Commission Expires:_____