Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Echo Five, LLC 521 5th Ave. S. Nashville, TN 37203	Same as New Owner	Map:118-2 Parcel:134.00
This instrument prepared by: David B. Gray, Tune, Entrekin & White, P.C 1700 UBS Tower 315 Deaderick Street, Nashville, TN 37238		

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, **Charles M. Brown and wife, Cora Dale H. Brown** ("Grantor") have bargained and sold, and hereby transfer and convey to **Echo Five, LLC** ("Grantee") a Tennessee limited liability company, its successors and assigns, certain land in Davidson County, Tennessee, being more particularly described as follows:

> Land in Davidson County, Tennessee, being lot No. 64 on the Plan of Kirkwood Heights The W. T. Berry Estate, Section No. 4, which is of record in Plat Book 1130, page 18, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description thereof.
>
> Being the same property conveyed to Charles M. Brown and wife, Cora Dales H. Brown by deed dated April 16, 1981 from Walter Haynes and wife, Lola Haynes, as of record in Book 5733, page 880, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, its successors and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

> This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, existing easements and restrictions, if any, and right-of-way for public utilities, restrictions; all matters as shown on subdivision plan of record in Book 1130, page 18, Register's Office for Davidson County, Tennessee.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, its successors and assigns, against the lawful claims of all persons.

This is improved property, known as 814 Horner Avenue, Nashville, TN 37204.

BILL GARRETT, Davidson County
Trans:T20140055887 DEEDWARR
Recvd: 08/01/14 08:53 2 pgs
Fees:13.00 Taxes:1017.50
20140801-0068710

EXECUTED this 31st day of July, 2014.

Charles M. Brown

Charles M. Brown

Cora Dale H. Brown

Cora Dale H. Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Charles M. Brown, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 31st day of July, 2014.

(SEAL)

SHARI A THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires March 7 2017

Notary Public
My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Cora Dale H. Brown, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 31st day of July, 2014.

(SEAL)

SHARI A THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires March 7 2017

Notary Public
My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $275,000.00.

Michael K. Neal
AFFIANT

Subscribed and sworn to before me this 31st day of July, 2014.

SHARI A THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires March 7 2017

NOTARY PUBLIC
My Commission Expires:_____