WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150009299 DEEDWARR
Recvd: 02/05/15 14:43 2 pgs
Fees:13.00 Taxes:1480.00
20150205-0011059

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAR 7, 2017

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$400,000.00.**

Affiant

Subscribed and sworn to before me this 30th day of Jan., 2015

Notary Public
My Commission expires: 3-7-2017
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
KDS Investments General Partnership	SAME	061-15-0-312.00
P.O. Box 1955		
Mount Juliet, TN 37121	,	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Equity Trust Company Custodian FBO Edward W. Meek Converted Roth 51.7% Undivided Interest, Equity Trust Company Custodian FBO Edward W. Meek Simple IRA 23.7% Undivided Interest, and Equity Trust Company Custodian FBO Edward W. Meek Traditional IRA 24.6% Undivided Interest**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **KDS Investments General Partnership, a Tennessee general partnership**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 6 on the plan of the subdivision of Maplewood Home Tract, of record in Book 421, page 174, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 6 fronts 100 feet on the westerly side of Gallatin Pike, and runs back between parallel lines 250 feet to a dead line.

Being the same property conveyed to Equity Trust Company Custodian FBO Edward W. Meek Converted Roth 51.34% Undivided Interest, Equity Trust Company Custodian FBO Edward W. Meek Simple IRA 23.49% Undivided Interest, and Equity Trust Company Custodian FBO Edward W. Meek Traditional IRA 24.65% Undivided Interest, from Thomas Henning, by deed on November 25, 2014, of record in Instrument Number 20141204-0111411, Register's Office for Davidson County, Tennessee; and corrected by Warranty Deed of correction of record in Instrument Number 20150205-0011058 , , said Register's Office.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Book 421, page 174, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 4319, page 882, Register's Office for Davidson County, Tennessee.
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This is improved property known as: **3823 Gallatin Pike, Nashville, TN 37216**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this 28th day of January, 2015.

Equity Trust Company Custodian FBO Edward W. Meek Converted Roth 51.7% Undivided Interest

By _____ Victoria Stutson
Corporate Alternate Signer

Equity Trust Company Custodian FBO Edward W. Meek Simple IRA 23.7% Undivided Interest

By _____ Victoria Stutson
Corporate Alternate Signer

Equity Trust Company Custodian FBO Edward W. Meek Traditional IRA 24.6% Undivided Interest

By _____ Victoria Stutson
Corporate Alternate Signer

STATE OF OHIO

COUNTY OF Lunahoga

On this 28 day of January, 2015, before me, appeared Victoria Stutson, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the Corp Alt Signer of Equity Trust Company and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said Corp Alt Signer, acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

_____
NOTARY PUBLIC

My Commission Expires:
3/30/19

NOTARIAL SEAL STATE OF OHIO

JUSTIN T. SMITH
NOTARY PUBLIC
STATE OF OHIO
Comm. Expires
March 30, 2019
Recorded in
Lorain County