BILL GARRETT, Davidson County
Trans:T20150022193 DEEDWARR
Recvd: 03/26/15 13:22 3 pgs
Fees:18.00 Taxes:2664.00
20150326-0026126

This Instrument Prepared By:
Mark E. Morrison
Grissim & Hodges
323 Union Street, Suite 400
Nashville, TN 37201

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Turner & Hooper Properties, LLC 114 Powell Place Nashville, TN 37204	SAME	Map: 34-6 Parcel: 58

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, TROY DAVIS, an Individual (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto TURNER & HOOPER PROPERTIES, LLC, a Tennessee limited liability company (the "Grantee"), its heirs, successors, and assigns, a certain tract or parcel of land in the Tenth Civil District of Davidson County, State of Tennessee, more fully described on Exhibit "A", attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, its heirs, successors and assigns forever. And we do covenant with the Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to covey it, and the same is unencumbered, except for matters of record, and subject to the 2015 taxes, which shall be prorated and paid by Grantee. And Grantor does further covenant and bind itself, its heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

(Remainder of page intentionally left blank; signature blocks follow.)

IN WITNESS WHEREOF, the undersigned Grantor has hereunto subscribed its name on this 26th day of March 2015.

SELLER:

TROY DAVIS

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared TROY DAVIS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purpose therein contained by signing his name.

WITNESS my hand and official seal on this 26th day of March 2015.

LISA C. WOODRUFF STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires AUG. 18, 2018

NOTARY PUBLIC

My Commission expires: 8/18/18

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $720,000.00. This is equal to or greater than the value the property would bring at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 26th day of March 2015.

LISA C. WOODRUFF STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires AUG. 18, 2018

NOTARY PUBLIC

My Commission expires: 8/18/18

EXHIBIT A

PROPERTY DESCRIPTION

LAND in Davidson County, Tennessee, being Lot No. 1, on the Plan of Resubdivision of Lot No. 1 of Laemmle-Janson Subdivision, as shown on plat of record as Instrument No. 200306020074362, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Troy W. Davis in Instrument No. 200907070063018, Register's Office for Davidson County, Tennessee.