WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,290,000.00

Kathleen A Bean
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF JUNE, 2015.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20150043326 DEEDWARR
Recvd: 06/03/15 09:25 2 pgs
Fees:13.00 Taxes:4773.00
20150603-0051585

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RER Partnership	New Owner	
(NAME)	(NAME)	13104000100
2209 Crestmoor Rd., Ste. 100		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(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, WE, **STEPHEN TED CHURCH, BRUCE AUSTIN CHURCH, RACHEL ANN RAY, SUSAN ANN SAUNDERS, AND BETTY KAY GIBSON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RER PARTNERSHIP, A TENNESSEE GENERAL PARTNERSHIP,** 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:

Being in the 7th, formerly the 11th Civil District of said County, being a part of the T. P. Bonner Home Place on Belmont Blvd., as shown on the Plan of Green Hills Subdivision No. 2, as of record in Book 547, Page 130, Register's Office for said County, described as follows:

Beginning at the Southwest intersection of Belmont Blvd. and Green Hills Avenue; thence with the margin of said Avenue Westwardly 200 feet to the Northeast corner of a part of said land conveyed to J. S. Batey and wife, by deed from T. P. Bonner of record in Book 1011, Page 113, said Register's Office; thence with the Batey's East line Southwardly and parallel to Belmont Blvd., 210 feet to a point; thence Eastwardly and parallel to Green Hills Avenue 200 feet to the Westerly margin of Belmont Blvd.; thence with the margin of same Northwardly 210 feet to the point of the beginning.

Being the same property conveyed by Warranty Deed from Howard L. Gibson and wife, Margaret M. Gibson to Roger Ted Church and wife, Sarah Parkes Church as recorded on the 2nd day of November, 1956 in Deed Book 2599, Page 427; Quitclaim Deed from Sara Parkes Church to Roger Ted Church as recorded on the 13th day of June, 2003 in Instrument No. 20030613-0081887 and Last Will and Testament of Roger T. Church as recorded on the 7th day of October, 2004 in Instrument No. 20041007-0120989, in the Register's Office of Davidson County, Tennessee. Sara Parkes Church is now deceased. Rachel Ann Ray, Stephen Ted Church, Bruce Austin Church Susan Ann Saunders and Betty Kay Gibson are the devisees under the Will of Sara Parkes Church under Docket No. 15P341, Probate Court Clerk's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2015 real property taxes; (b) all matters appearing on the plan of record in Plat Book 547, Page(s) 130, said Register's Office.

unimproved
This is improved X property, known as 4101 Belmont Blvd., Nashville, TN 37215
(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 2 day of June, 2015.

Stephen Ted Church

STEPHEN TED CHURCH

Bruce Austin Church

BRUCE AUSTIN CHURCH

Rachel Ann Ray
BY: Stephen Ted Church, Attorney in fact

RACHEL ANN RAY, BY: STEPHEN TED CHURCH, ATTORNEY IN FACT

Susan Ann Saunders
BY: Stephen Ted Church, Attorney in Fact

SUSAN ANN SAUNDERS, BY: STEPHEN TED CHURCH, ATTORNEY IN FACT

Betty Kay Gibson
BY: Stephen Ted Church, Attorney in Fact

BETTY KAY GIBSON, BY: STEPHEN TED CHURCH, ATTORNEY IN FACT

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen Ted Church, Bruce Austin Church the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 2 day of June, 2015.

Commission expires:

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this ___ day of May, 2015, before me personally appeared Stephen Ted Church, to me known to be the person who executed the foregoing instrument on behalf of Rachel Ann Ray, Susan Ann Saunders and Betty Kay Gibson and acknowledged that he executed the same as the free act and deed of Rachel Ann Ray, Susan Ann Saunders and Betty Kay Gibson.

Witness my hand and official seal at Nashville, Tennessee this 2 day of June, 2015.

Commission expires:

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

Notary Public