THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 32590-08-2015**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $178,000.00. Affiant Subscribed and sworn to before me this 17th day of August, 2015. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAY 3, 2016

WARRANTY DEED

Address New Owner: MUPR 3 ASSETS, LLC 5001 Plaza On The Lake #200 Austin, TX 78746	**Send Tax Bills To:** MUPR 3 ASSETS, LLC 8300 N. Mopac Expressway #200 Austin, TX 78759	**Tax Information:** Map and Parcel No.: 161 10 0 B 112 00CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **John C. Barrow III, unmarried**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to MUPR 3 ASSETS, LLC ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 5501 Fairhaven Dr., Nashville, TN 37211

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

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

Davidson County DEEDWARR
Recvd: 08/25/15 15:59 4 pgs
Fees:23.00 Taxes:658.60
20150825-0086110

IN WITNESS WHEREOF, Grantor has executed this instrument on the 17th day of August, 2015.

John C. Barrow III

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **John C. Barrow III**, 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, at office, this 17th day of August, 2015.

Notary Public

My Commission Expires:



My Commission Expires MAY 3, 2016

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 408 on the Plan of Second Revision - Phase Six Villages of Brentwood as of record in Plat Book 6900, page 316, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to John C. Barrow, III and John C. Barrow, Jr. as tenants in common with the right of survivorship, by deed dated July 22, 2004 from Mark A. Marshall of record in Instrument No. 20040728-0090014, Register's Office for Davidson County, Tennesee. By Quitclaim Deed dated January 24, 2007 in Instrument No. 20070201-003543, Register's Office for Davidson County, Tennessee, John C. Barrow, Jr. conveyed his interest in subject property to John C. Barrow, III.

This conveyance is made subject to:

1. Taxes for the year 2015, having been prorated by the parties and assumed by the Grantees.
2. If improvements are completed after January 1 of any year, the Law requires supplemental assessments for the year in which improvements are completed as defined by Statute. The Company assumes no liability for taxes assessed by correction pursuant to the provisions of T.C.A. § 67-5-603.
3. Declaration of Covenants, Conditions and Restrictions for Villages of Brentwood of record in Book 6143, page 11, amended in Book 6398, page 495, Book 6852, page 497 and Book 7207, page 251, Register's Office for Davidson County, Tennessee, (omitting therefrom any covenants, conditions or restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the covenants, conditions or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap, but does not discriminate against handicapped persons).
4. All matters appearing on the Plan of record as Book 6900, page 316, Register's Office for Davidson County, Tennessee.

I, Timothy D. Wardlow, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

State of TENNESSEE

County of SHELBY

Personally appeared before me, Christina Boatwright, a notary public for this county and state, Timothy D. Wardlow who acknowledges that this certification of an electronic document is true and correct, and whose signature I have witnessed.

Notary's Signature

CHRISTINA BOATWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY

MY COMMISSION EXPIRES: My Commission Expires: September 21, 2015

Notary's Seal (If on paper)