**BOX 10-A**

This Instrument Prepared By:
TITLE ESCROW OF BRENTWOOD, INC.
5111 Maryland Way, Ste. 205
Brentwood, TN 37027
(615)221-0032

*ADDRESS NEW OWNER:*
RER PARTNERSHIP
2209 Crestmoor Road, Ste. 100
Nashville, TN 37215

*SEND TAX BILL:*
RER PARTNERSHIP
c/o Lipscomb University
One University Park
Nashville, TN 37204

*MAP AND PARCEL:*
11712018900

BILL GARRETT, Davidson County
Trans:T20160026028 DEEDWARRSP
Recvd: 03/31/16 11:03 3 pgs
Fees:18.00 Taxes:1665.00
20160331-0030476

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 450,000.00.

AFFIANT

Subscribed and sworn to before me this 30th day of March, 2016.

NOTARY PUBLIC

My Commission Expires: 10/12/19

TONYA B. CHERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires SEPT. 18, 2017

## SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable considerations accepted, the receipt and sufficiency of which is hereby acknowledged, **Peggy D. Mathes, Administrator of the Estate of Rena T. Hahn (formerly known as Rena T. Hailey),** pursuant to an order of the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 14P-1311, has this day bargained and sold, and do hereby transfer and convey unto **RER Partnership, a Tennessee General Partnership**, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION, INCORPORATED HEREIN

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

This is improved property known as 3603 Belmont Boulevard, Nashville, TN 37215.

And now **Peggy D. Mathes, Administrator of the Estate of Rena T. Hahn (formerly known as Rena T. Hailey),** , for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey all of their interest unto the said **RER Partnership, a Tennessee General Partnership**, its successors and assigns, forever; and Grantor(s) covenant with the said Grantee(s) that the same is conveyed subject to such limitations and restrictions as may affect the premises. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 30th day of March, 2016.

**Estate of Rena T. Hahn**
By: Peggy D Mathes, Adm
Peggy D. Mathes, Administrator

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Peggy D. Mathes,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she as **Administrator of the Estate of Rena T. Hahn (formerly known as Rena T. Hailey),** , pursuant to an order of the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 14P-1311., the bargainor, and as such Administrator, being so authorized by said court, executed the within Deed for the purposes therein contained.

Witness my hand and official seal this the 30th day of March, 2016.

Ann B Waddell
NOTARY PUBLIC

ANN B. WADDELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 10/12/19

# EXHIBIT "A"
# LEGAL DESCRIPTION

File No.: 2016-020

Land in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being the easterly 200 feet of the southerly 100 feet of Lot 20 on the Plan of the Glen Echo Subdivision of the Noel Property, not of record, described as follows:

Beginning at a point in the westerly margin of Belmont Boulevard, 300 feet south from the southwest corner of Belmont Boulevard and Graybar Lane; thence westerly parallel with Graybar Lane, 200 feet to a point which is 100 feet east of the east line of Lot 19; thence southerly parallel with Belmont Boulevard 100 feet to the southerly line of said Lot 20; thence with said line easterly 200 feet to the westerly margin of Belmont Boulevard; thence with the margin of the same, northerly 100 feet to the pint of beginning.

Being the same property conveyed to Billy J. Hailey and wife, Rena T. Hailey by deed from Idalia M. Hailey, a widow, of record in Book 4801, page 400, Register's Office for Davidson County, Tennessee. Rena T. Hailey, a/k/a Rena Turner Bailey divorced Billy J. Hailey, a/k/d Billy Joe Hailey as evidenced in the Decree of Divorce, Fifth Circuit Court for Davidson County, Tennessee, Docket No. 81665, and awarded Rena Turner Hailey said property of record in Book 9321, page 761, said Register's Office. Rena T. Hailey married Robert Hahn, becoming Rena T. Hahn. Rena Turner Hailey Hahn died on March 3, 2014. Pursuant to an Agreed Order Establishing Lost Will, Appointing Public Administrator as Administrator CTA for the Estate of Rena Hahn Estate, , and as Trustee for the Rena T. Hahn Living Trust, appointed Peggy Mathes as Administrator CTA of the Estate of Rena T. Hahn, Seventh Circuit Count for Davidson County, Tennessee, Probate Division, Docket No. 14P-1311 and empowered her to take possession of any estate property,

This conveyance is subject to 2016 taxes, prorated and assumed by the Grantees; to the rights and claims of parties in possession; to any easements located on the property not of record.

This property is being sold as is.