BILL GARRETT, Davidson County
Trans:T20170030999 DEEDWARR
Recvd: 04/12/17 14:58 2 pgs
Fees:13.00 Taxes:2035.00
20170412-0035937

ADDRESS NEW OWNER: WNR5-Madison, LLC
P.O. Box 1955
Mt. Juliet, TN 37121

SEND TAX BILL TO: New Owner

MAP-PARCEL NOS. 51-12-4.00

Prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004
Nashville, TN 37229-2004

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Steve North and Jo Ann North, husband and wife** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **WNR5-Madison, LLC, a Tennessee limited liability company** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in the 11th Civil District of Davidson County, Tennessee, being part of Lot No. 3 in the Division of the N.. O. Love Lands, as of record in Minute Book 7, Page 176, County Court for said County, and being a part of the tract designated as the Residence Lot, called Tract No. 2 in partition deed of record in Book 1040, Page 397, Register's office for said County, and described according to a copy of a survey by W.A. Blanchard, Engineer, April 18, 1946, as follows:

Beginning at a point in the easterly margin of the Gallatin Pike at a hub at the beginning of a curve leading into a street tentatively named Berkley Drive; thence around said curve in a southerly direction 50.4 feet to another hub in the northerly margin of said Berkley Drive; thence eastwardly along the northerly margin of said Drive 182.3 feet to a hub in the westerly boundary of the Morningside Heights Subdivision, not of record; thence northwardly along the westerly 224.1 feet to a hub in the easterly margin of the Gallatin Pike; thence southwardly along the easterly margin of said Pike 126.3 feet to the beginning.

Being the same property conveyed to Steve North and wife, Jo Ann North, from Thomas Francis Diskin and wife, Yanique Diskin, by Warranty Deed recorded on November 10, 1997, in Book 10678, Page 884, Register's Office for Davidson County, Tennessee.

This is property with a common address of 1215 Gallatin Pike, Madison, TN 37115.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:
(1) Property taxes for the current year and all subsequent years, taxes for the current year having been prorated and payment of same assumed by Grantee at closing.(2) All matters appearing on the Plan of record in Minute Book 7, Page 176, County Court's office.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever. And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 11th day of April 2017.

Steve North

Jo Ann North

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Steve North and Jo Ann North, husband and wife,** with whom I am personally acquainted, or who 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 office this 11th day of April 2017.

Notary Public
My Commission Expires:

CINDY S. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $550,000.00.

Affiant

Subscribed and sworn before me this 11th day of April 2017.

Notary Public
My Commission Expires:

CINDY S. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020

File No. 1703K070