THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF WILLIAMSON
Bankers Title & Escrow Corp. 5107 Maryland Way, Ste. 115 Brentwood, TN 37027	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 4,000,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF September, 2017. Notary Public MY COMMISSION EXPIRES: 3/25/18 (AFFIX SEAL)

KIM MURRAY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George E. Mudter, Jr., Trustee		
3811 Bedford Avenue, Suite 205	New Owner	116-14-0-083.00
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, **Susan W. Simons, Trustee of The Luke Simons 2012 Family Trust dated December 17, 2012 and W. Lucas Simons, Co-Trustee of The Susan Simons 2012 Family Trust dated December 17, 2012**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GEORGE E. MUDTER, JR., TRUSTEE OF THE PARK HILL DRIVE LAND TRUST u/a/d September 1, 2017, WITH FULL POWER TO SELL, MORTGAGE, ENCUMBER, LEASE, CONVEY OR OTHERWISE ALIENATE WITHOUT THE JOINDER OF ANY BENEFICIARY**

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Final Combining Plat of Simons-Park Hill Subdivision of record in Plat Instrument No. 20090819-0078228, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being of the same property conveyed to Susan W. Simons, Trustee of The Luke Simons 2012 Family Trust dated December 17, 2012 by Quitclaim deed from W. Lucas Simons, of record in Instrument No. 20130115-0004789, Register's Office for Davidson County, Tennessee, dated December 29, 2012 and recorded on January 15, 2013.

AND

Being of the same property conveyed to W. Lucas Simons, Adele Conner Simons, and Dorothy Simons Rowe, Trustees of The Susan Simons 2012 Family Trust dated December 17, 2012 by Quitclaim deed from Susan W. Simons of record in Instrument No. 20130115-0004790 Register's Office for Davidson County, Tennessee, dated December 29, 2012 and recorded on January 15, 2013.

THIS CONVEYANCE IS SUBJECT TO: (1) 2017 Taxes which have been prorated and assumed by Grantee; (2) Easements of record in Book 5787, page 51, Book 8953, page 111, and Book 8988, page 122, Register's Office for Davidson County, Tennessee; (3) All matters appearing on the plan of record in Instrument No. 20090819-0078228, Register's Office for Davidson County, Tennessee; (4) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **502 Park Hill Drive, Nashville, TN 37205.**

BILL GARRETT, Davidson County
Trans:T20170077510 DEEDWARR
Recvd: 09/05/17 12:48 2 pgs
Fees:13.00 Taxes:14800.00

20170905-0091080

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 our hands this the 1st day of September, 2017.

Susan W. Simons, Trustee of The Luke Simons
2012 Family Trust dated December 17, 2012

Susan W. Simons, Individually

W. Lucas Simons, Co-Trustee of The Susan Simons
2012 Family Trust dated December 17, 2012

W. Lucas Simons, Individually

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 **Susan W. Simons, Trustee and W. Lucas Simons, Co-Trustee,** with whom I am personally acquainted and who upon their oath acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 1st day of September, 2017.

My Commission expires 11/3/20

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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 **Susan W. Simons and W. Lucas Simmons** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 1st day of September, 2017.

My Commission expires 11/3/20

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY