WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF JULY, 2007.

Notary Public

MY COMMISSION EXPIRES: 1-26-09

(AFFIX SEAL)

BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
3931-A Gallatin Pike
Nashville, Tennessee 37216

D-0968

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Margaret Maybury	OWNER	083-13-0-534
(NAME)	(NAME)	
320 South 15th Street		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206		
(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, Homegistics Corporation, a Tennessee Corporation, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Margaret Maybury, unmarried, 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:

Lot No. 1, Beginning on the westerly right of way of South Fifteenth Street at the Northeasterly corner of the herein described tract and the Southeasterly corner of Lot No. 2 on the aforementioned "Christian Subdivision"; thence with said right of way S 2 degrees 40' 40" W, 49.89 feet to the Southeasterly corner of this lot; thence N 87 degrees 58'28" W, 149.70 feet; thence N 2 degrees 40' 48" E, 49.89 feet; thence S 87 degrees 58' 28" E, 149.70 feet to the point of beginning.

Being the same property to Homegistics Corporation, its successors and assigns, by deed dated August 31, 2006 from Christian Properties, Inc. of record in Instrument No. 20060919-0115867, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 320 South 15th Street, Nashville, TN 37206
(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 our hands this 11th day of July, 2007.

Homegistics Corporation

By: Deborah Woksa
Deborah Woksa, President of Homegistics Corporation

Davidson County DEEDWARR
Recvd: 07/18/07 14:25 2 pgs
Fees:13.00 Taxes:814.00

20070718-0085598

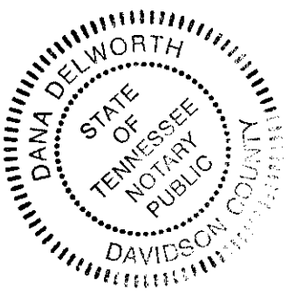
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Deborah Woksa with whom I am personally acquainted and who upon his/her oath (s) acknowledged himself/herself to be the President respectively of Homegistics Corporation , the within named bargainor, a corporation, and that he/she as such President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Deborah Woksa as such President .

Witness my hand and official seal at office at Nashville, Tennessee on this 11th day of July, 2007.

Notary Public

My Commission Expires: 8/24/09



RETURN TO:

Jack Case Wilson Title Associates, LLC
3931-A Gallatin Pike
Nashville, Tennessee 37216