BILL GARRETT, Davidson County
Trans:T20090030036 DEEDWARR
Recvd: 05/06/09 10:53 2 pgs
Fees:13.00 Taxes:288.23
20090506-0041551

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $77,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF April, 2009.

Notary Public

MY COMMISSION EXPIRES: 8/23/2011

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOSEPH HUGHES	Countrywide Bank, FSB	**071-11-0-266.00**
(NAME) **1409 STAINBACK AVENUE**	(NAME) P. O. Box 10423	
(ADDRESS) **NASHVILLE, TN 37207**	(ADDRESS) Van Nuys, CA 91410	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, SOUTHERN HOME RESCUE, A TENNESSEE GENERAL PARTNERSHIP , COMPOSED OF ULTIMATE PROPERTIES, LLC, A PARTNER AND MOTHERSHIP VENTURES, LLC, A PARTNER,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOSEPH . HUGHES,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS 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 Numbers 64, 65, and 66 on the Map of Highland Company's Subdivision, of record in Plat Book 421, page 14, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Southern Home Rescue, a Tennessee General Partnership composed of Ultimate Properties, LLC, a Partner and Mothership Ventures, LLC, a Partner, by deed dated December 19, 2008 from Aubrey Hiam of record in Instrument No. 20081219-0121600, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters as set forth in the Plan of record in Plat Book 421, page 14; Dedication of Easement for Storm Sewers and/or Sanitary Sewers in favor of The Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 4083, page 705 and Book 7915, page 940, said Register's Office and any and all other easements, restrictions, and conditions of record which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **1409 STAINBACK AVENUE, NASHVILLE, TN 37207**
(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 GRANTEE, his heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, his 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 24th day of April, 2009.

SOUTHERN HOME RESCUE

By: MOTHERSHIP VENTURES LLC - Partner
JOHN L. HICKMAN, ADMIN. MEMBER

By: ULTIMATE PROPERTIES, LLC - Partner
GREG K. SELF, ADMIN. MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for said county and State, **JOHN L. HICKMAN**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **ADMINISTRATIVE MEMBER** of **MOTHERSHIP VENTURES LLC**, a Tennessee Limited Liability Company, and who, upon oath, acknowledged **MOTHERSHIP VENTURES LLC** to be a **GENERAL PARTNER OF SOUTHERN HOME RESCUE,** the within-named bargainor, a Tennessee partnership, and that as a constituent of the maker and being authorized by the maker or a constituent of the maker, executed this instrument on behalf of the maker.

Witness my hand and official seal at office this 24th day of April, 2009.

My commission expires: **August 23, 2011**

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for said county and State, **GREG K. SELF**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **ADMINISTRATIVE MEMBER** of **ULTIMATE PROPERTIES, LLC**, a Tennessee Limited Liability Company, and who, upon oath, acknowledged **ULTIMATE PROPERTIES, LLC to be a GENERAL PARTNER OF SOUTHERN HOME RESCUE,** the within named bargainor, a Tennessee partnership, and that as a constituent of the maker and being authorized by the maker or a constituent of the maker, executed this instrument on behalf of the maker.

Witness my hand and official seal at office this 24th day of April, 2009.

My commission expires: **August 23, 2011**

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

Notary Public