Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Aaron B. Cieslikowski
1124 Howard Avenue
Nashville, Tennessee 37216

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Suntrust Mortgage Inc.
901 Semmes Avenue
Richmond, VA 23224

BILL GARRETT, Davidson County
Trans:T20090059859 DEEDWARR
Recvd: 09/01/09 13:21 2 pgs
Fees:13.00 Taxes:625.30
20090901-0082022

MAP 72-3
GROUP
PARCEL 182

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **TXA Holdings Properties L.P.,** , hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Aaron B. Cieslikowski and Molly K. McCormick, both single persons**, joint tenants with right of survivorship, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being the westerly one-half of Lot No. 136 on the Plan of Inglewood Place, of record in Plat Book 332, page 101, Register's Office, Davidson County, Tennessee.

Said part of said lot fronts 50 feet on the southerly side of Howard Avenue and extends back between parallel lines, 205 feet to a dead line.

Being the same property conveyed to TXA Holdings Properties L.P. by deed from Tennessee Equity Holdings Inc. dated May 31, 2007 of record in Instrument no. 20070717-0084821, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2009 and subsequent years.

This is **improved** property known as **1124 Howard Avenue, Nashville, Tennessee 37216.**

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, GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors 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 my hand this **the 30th** day of **June, 2009.**

TXA Holdings Properties L.P.

By: _____
Karen C. Asplint, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Karen C. Asplint** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged that she is the Attorney in fact for **TXA Holdings Properties L.P.**, a Texas limited partnership, the within named bargainor, and that he as such attorney in fact, with the authority so to do, she executed the within Warranty Deed for the purposes therein contained by signing her name as Attorney in fact for the limited partnership.

WITNESS my hand and official seal this 30th day of June, 2009.

_____
Rebecca T. Garland
NOTARY PUBLIC

My Commission Expires: 5/6/2013

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $169,000.00.

_____
AFFIANT

Subscribed and sworn to before me on this 30tht day
of June, 2009.

_____
Rebecca T. Garland
NOTARY PUBLIC

My Commission Expires: 5/6/2013