RECORD AND RETURN TO;
R. J. YORK HOMES, LLC
2507 Westfield Drive
Lebanon, Tennessee 37090

WARRANTY DEED



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $212,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF FEBRUARY, 2010.

Notary Public

MY COMMISSION EXPIRES: 5-8-2012

THIS INSTRUMENT WAS PREPARED BY
R. J. YORK HOMES, LLC, 2507 Westfield Drive, Lebanon, Tennessee 37090

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NO.
R. J. YORK HOMES, LLC **2507 Westfield Drive** **Lebanon, TN 37090**	**SAME**	Map 094 16OE Parcels 64-69

FOR AND IN 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, **REGENT LAND, LLC, a Tennessee limited liability company**

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM UNTO **R. J. YORK HOMES, LLC, a Tennessee limited liability company**

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:

Land in Davidson County, Tennessee, being Unit Nos. 64-69, on the Plan of Spence Enclave Townhomes, a planned unit development, as of record in Instrument Number 20061115-0141672, amended in Instrument Number 20061117-0142842, 20061213-0153595, 20080222-0017508, 20080423-0041404 and 20080507-0047102, said Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Regent Land, LLC, a Tennessee limited liability company, of record in Instrument Number 20051103-0133519, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

1. **Taxes for the year 2010 and subsequent years.**
2. **All matters as shown on plan of record in Instrument Number 20061115-0141672 and amended in Instrument Number 20061117-0142842, 20061213-0153595, 20080222-0017508, 20080423-0041404 and 20080507-0047102, said Register's Office.**

Unimproved (X)
This is improved ( ) property known as **1515 Lebanon Pike, Units 64-69, Spence Enclave Townhomes, Nashville, Tennessee 37210**

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 whosoever. 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.

BILL GARRETT, Davidson County
Trans:T20100008641 DEEDWARR
Recvd: 02/11/10 14:09 2 pgs
Fees:13.00 Taxes:784.40
20100211-0010881

WITNESS its hand this 4th day of February, 2010.

REGENT LAND, LLC, a Tennessee limited liability company

By: _____
DAVID TAYLOR, CHIEF MANAGER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, DAVID TAYLOR, with whom I am personally acquainted and who upon oath(s) acknowledged himself to be the Chief Manager of the REGENT LAND, LLC, the within named bargainor, and corporation, and that he as such Chief Manager being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said DAVID TAYLOR, as such Chief Manager.

WITNESS my hand and official seal at Nashville, Tennessee, this the 4th day of February, 2010.

_____
NOTARY PUBLIC

My Commission Expires: 5-8-2012

JANET S. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.