This Instrument Prepared By:
Rebecca T. Garland, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Robert Lang
513 South 13th Street
Nashville, Tennessee 37206

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
REGIONS MORTGAGE
2050 PARKWAY OFFICE CIRCLE
BIRMINGHAM, AL 35244

MAP 94-1
GROUP
PARCEL 29

BILL GARRETT, Davidson County
Trans:T20100026878 DEEDWARR
Recvd: 05/05/10 14:44 3 pgs
Fees:18.00 Taxes:730.75
20100505-0034215

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Robert L. Burnett,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Robert M. Lang**, an unmarried man, 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 No. 90 on the Plan of Blakemore & Cummings Addition to Nashville, of record in Plat Book 57, page 70, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Robert L. Burnett by deed dated from Kenneth A. Kelley of record in Instrument no. 20031009-0150493, 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 2010 and subsequent years.

This is **improved** property known as **513 South 13th Street, Nashville, Tennessee 37206.**

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,

This is **improved** property known as **513 South 13th Street, Nashville, Tennessee 37206.**

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, GRANTOR does covenants with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and 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 my hand this the **23rd** day of **April, 2010.**

Robert L. Burnett

Holly Yarbrough Burnett

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Robert L. Burnett and Holly Yarbrough Burnett**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 23rd day of April, 2010.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011

KAREN C ASPLINT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $197,500.00.

AFFIANT

Subscribed and sworn to before me on this 23rd day of April, 2010.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011

KAREN C ASPLINT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067