BILL GARRETT, Davidson County
Trans: T20100029722 DEEDWARR
Recvd: 05/18/10 08:49 3 pgs
Fees: 18.00 Taxes: 188.70
20100518-0038102

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires: 5/22/2010

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $51,000.00

Affiant

Subscribed and sworn to before me, this 13th 14th day of May, 2010.

Notary Public
My commission expires: 5/22/2010

05-1004-64955

Address of New Owner:	Send Tax Bills to:	Tax Information
Charles Stephen Rawls 6680 Charlotte Avenue Unit E-1 Nashville TN	OWNER	102-07-0-A-040.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Landis Ventures, LLC, a Tennessee limited liability company, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Charles Stephen Rawls, hereinafter called the Grantees, their successors 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 No. E-1, on the Plan of West Meade Condominiums, created under Title 66, Chapter 27, Sections 101, et seq. as amended, Tennessee Code Annotated, and as established by the Master Deed of record in Book 5923, Page 704, and amended in Book 6277, Page 653, and further amended in Book 7333, Pages 415 and 418; Plat being more particularly described of record in Book 5200, Page 430, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jeffrey C. Rencher by deed from Stephen R. Murphy, dated October 1, 2004, recorded October 12, 2004, of record in Instrument No. 20041012-0123050, Register's Office for Davidson County, Tennessee.

Further being part of the same property conveyed to Landis Ventures, LLC, a Tennessee limited liability company by Quitclaim Deed from Jeffrey C. Rencher, dated June 1, 2005, recorded June 2, 2005, of record in Instrument No. 20050602-0062831, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 6680 Charlotte Avenue Unit E-1, Nashville, TN

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Landis Ventures, LLC, a Tennessee limited liability company

BY: _____
Patrick Kelly Lewis, II, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Patrick Kelly Lewis, II, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Member of Landis Ventures, LLC, a limited liability company, and that he is authorized by Landis Ventures, LLC to execute this instrument on its behalf as such Member.

Witness my hand and seal at Nashville, TN, this 13th day of May, 2010.

_____
Notary Public at Large

My commission expires: 5/22/2010

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires: 5/22/2010

WITNESS my hand this 13 day of May, 2010.

Landis Ventures, LLC, a Tennessee limited liability company

BY: _____
Jeff Rencher, Member

STATE OF Florida
COUNTY OF Pinellas

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Jeff Rencher, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Member of Landis Ventures, LLC, a limited liability company, and that he is authorized by Landis Ventures, LLC to execute this instrument on its behalf as such Member.

Witness my hand and seal at _____, _____, this 13 day of May, 2010.

_____
Notary Public at Large

My commission expires: 11/12/2012

Alvera MacElroy
MY COMMISSION EXPIRES
November 12, 2012
#DD 805603
Bonded thru
Notary Public Underwriters
NOTARY PUBLIC, STATE OF FLORIDA