Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

Record and Return to:
Prepared By:
Chapman and Rosenthal Title, Inc.
3817 Bedford Avenue, Suite 140
Nashville, TN 37215

39-B
File #10-1172

BILL GARRETT, Davidson County
Trans:T20100044372 DEEDWARR
Recvd: 07/20/10 13:01 2 pgs
Fees:13.00 Taxes:1628.00

20100720-0056732

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 consideration, the receipt of which is hereby acknowledged, the undersigned LC Investments, LLC, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto John Ingrassia, *hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

*INGRASSIA

Land in Davidson County, Tennessee, being Unit 2 on the Plan of Linden Place, as established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing a Horizontal Property Regime for Linden Place, of record as Instrument No. 20100201-0008054, Register's Office for Davidson County, Tennessee, and as set forth in the First Amendment to the Declaration of Covenants, Conditions and Restrictions for Linden Place, of record as Instrument No. 20100205-0009513, said Register's Office. Reference is made to "Exhibit B" to the said First Amendment for the plat identifying Unit 2 of Linden Place.

Being a portion of the same property conveyed to LC Investments, LLC by Quitclaim Deed from Cornerstone Investments, Inc. dated 3/12/07 of record in Inst. No. 20070321-0034498, Register's Office, Davidson County, TN.

The property conveyed herein is subject to matters shown as follows: Declaration of covenants, conditions and restrictions establishing a horizontal property regime for Linden Place, as recorded in Instrument No. 20100201-0008054 and amended in Instrument No. 20100205-0009513; Restrictions, dedications, conditions, reservations, easements and other matters shown on the Plan as recorded in Plat Book 5800, Page 262; Driveway Easement Agreement recorded in Instrument No. 20070214-0018766 and, Property Taxes for the current year which have been prorated between the parties.

This is improved property, known as: 1208 Linden Avenue, Unit 2, Nashville TN, 37212.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 16 day of July, 2010.

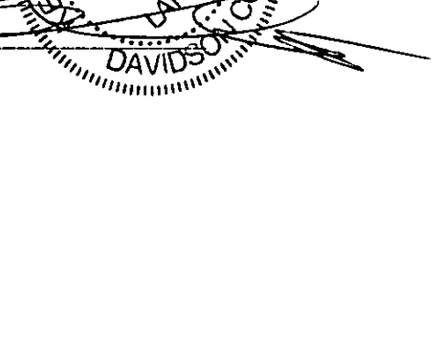
LC Investments, LLC

BY: Lane Wallace
Chief Manager

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Lane Wallace with whom I am personally acquainted and who upon their oath acknowledges himself to be the Chief Manager of LC Investments, LC, the within named bargainor, and that as such Chief Manager being authorized to do so, executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, TN on this the 16 day of July, 2010.



Notary Public

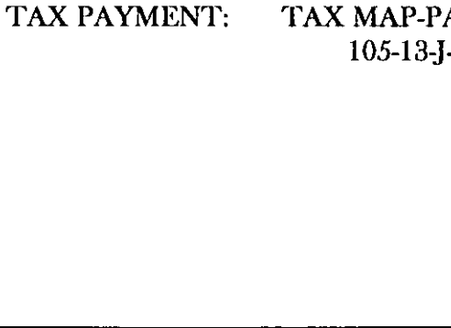
Commission Expires: 7-8-13

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 440,000.00.

Affiant

Sworn and subscribed before me on this the 16 day of July, 2010.



Notary Public

My Commission Expires: 7-8-13

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
John Ingrasia 1208 Linden Avenue, Unit 2 Nashville, TN 37212	Owner	105-13-J-2