WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $198,000.00

Affiant

Subscribed and sworn to before me, this 18th day of August, 2010

Notary Public

MY COMMISSION EXPIRES: 9/3/2012
(AFFIX SEAL)

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Westlawn Group LLC	New Owner	103-8
(NAME)	(NAME)	(MAP)
207 Lauderdale Rd.	207 Lauderdale Rd.	72
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37205	Nashville, TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Jim Sovine, married, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Westlawn Group LLC, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, TN, BEING part of Lot No. 345, on the Map of Richland Realty Company's Westlawn Subdivision, of record in Book 421, page 32, Register's Office for Davidson County, TN, and described as follows:

Beginning at a point in the easterly margin of Westlawn Drive, 350 feet, as measured around a slight curve, from the southerly margin of Old Murphy Road or Minnesota Avenue, at the southwest corner of the property conveyed to C. H. Tritschler by deed from M. B. Hertzka, of record in Book 530, page 410, said Register's Office; thence along the easterly margin of said Westlawn Drive, southerly 50 feet to a point, the northwest corner of the property conveyed to E. A. Crouch by deed from W. G. Jackson, of record in Book 831, page 679, said Register's Office; thence along Crouch's northerly line, easterly to the westerly line of Lot No. 346; thence with the line of the same, northerly 50 feet, more or less, to Tritschler's southeast corner; thence with Tritschler's south line, westerly to the point of beginning.

Jim Sovine, by deed from Connie O. Fuqua, unmarried, of record in Instrument No. 20090805-0073526, Register's Office for Davidson County, TN.

This conveyance is subject to Deed of Trust of record in Instrucment No. 20090805-0073527, Register's Office for Davidson County, TN.

Belinda Sovine joins in this conveyance for the purpose of conveying all right, title and interest she may have in and to the above described property as spouse of Jim Sovine.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 4414 Westlawn Drive, Nashville, Tennessee 37209

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 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.

BILL GARRETT, Davidson County
Trans:T20100052192 DEEDWARR
Recvd: 08/23/10 12:37 2 pgs
Fees:13.00 Taxes:732.60
20100823-0066420

Witness my/our hand(s) this 17th day of August, 2010.

Jim Sovine

Belinda Sovine

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Jim Sovine and Belinda Sovine, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 17th day of August, 2010.

Notary Public

My Commission Expires: 9/23/13

