WARRANTY DEED

ET-11-2182

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,500.00

Affiant

Subscribed and sworn to before me, this 11th DAY OF April, 2011.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

My Commission Expires MAY 2, 2011

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(3) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Masonhope Company, LLC	Masonhope Company, LLC	
	(NAME)	
1420 Carmack Lane	1420 Carmack Lane	10510031100
(ADDRESS)	(ADDRESS)	
Spring Hill, TN 37174	Spring Hill, TN 37174	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we DAVID CHRISTOPHER BEALS, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MASONHOPE COMPANY, LLC, hereinafter called the Grantee(s), their heirs and assigns, that 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. 3 and the westerly half of Lot No. 2 of Block 8 on the Plan of the Subdivision of Blocks 1 to 8 inclusive in Yarbrough's Subdivisioin of Woodland, as of record in Plat Book 57, Page 155, Register's Office for said County.

Being the same property conveyed to David Christopher Beals by Quitclaim Deed from David Miller Beals by Instrument #20110328-0023549, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record if any.

unimproved ( )
This is improved (X) property, known as 753 Benton Avenue, Nashville, Tennessee 37204
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Witness my/our hand(s) this 11th day of April, 2011.

David Christopher Beals AFFY in fact

BILL GARRETT, Davidson County
Trans:T20110024093 DEEDWARR
Recvd: 04/25/11 15:01 2 pgs
Fees:13.00 Taxes:416.25
20110425-0031506

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **David M. Beals**, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of **David C. Beals** and acknowledged that he/she executed the same as the free act and deed of the said **David C. Beals,** said Power of Attorney is recorded in Instrument No. 20110425-0031505 Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at
Nashville, Tennessee
on this the 11th day of April, 2011.

NOTARY PUBLIC

My Commission Expires: 5-20-14



RETURN TO:
Lassiter, Tidwell, Davis, Keller & Hogan, PLLC
150 Fourth Avenue North, Ste. 1850
Nashville, TN 37219