Box 13
#16341

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $81,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of April, 2011.

Notary Public

MY COMMISSION EXPIRES: March 03, 2014

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE AND CLOSING COMPANY
200 MADISON STREET
MADISON, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ROCHELLE Y. LILLARD	F&M Bank	06002008300
(NAME)	(NAME)	
3054 Richmond Hill Dr.	P.O. Box 451	
(ADDRESS)	(ADDRESS)	
Nashville TN 37207	Clarksville TN 37041	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, SOUTHERN HOME RESCUE, A TENNESSEE GENERAL PARTNERSHIP (composed of Mothership Ventures, LLC, General Partner and Ultimate Properties, LLC, General Partner), HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROCHELLE Y. LILLARD, UNMARRIED, HEREINAFTER CALLED THE GRANTEE, 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. 5 on the Plan of Section One, Parkwood Estates, of record in Book 2900, Page 119, Register's Office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.

Being the same property conveyed to Southern Home Rescue by Cash Deed For Tennessee from The Secretary of Housing and Urban Development of Washington, C. D. which deed is dated September 15, 2010 and recorded September 16, 2010 as Instrument No. 20100916-0073801 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO PROPERTY TAXES FOR 2011 AND SUBSEQUENT YEARS AND FURTHER SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAN OF SECTION ONE, PARKWOOD ESTATES , OF RECORD IN BOOK 2900, PAGE 119, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND FURTHER SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 3136, PAGE 53 AND BOOK 3253, PAGE 591, SAID REGISTER'S OFFICE.

BILL GARRETT, Davidson County
Trans:T20110027050 DEEDWARR
Recvd: 05/06/11 10:53 3 pgs
Fees:18.00 Taxes:303.03
20110506-0034995

unimproved ☐

This is improved ☑ property, known as 3054 Richmond Hill Drive, Nashville, TN 37207
(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, heirs and assigns forever; and we do covenant with the said GRANTEE 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, 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 our hands this 29th day of April, 2011.

SOUTHERN HOME RESCUE, A TENNESSEE GENERAL PARTNERSHIP
(composed of Ultimate Properties, LLC and Mothership Ventures, LLC as General Partners

ULTIMATE PROPERTIES, LLC, General Partner

BY:_____
Greg K. Self, Administrative Member
and

MOTHERSHIP VENTURES, LLC, General Partner

BY:_____
John L. Hickman, Administrative Member

STATE OF TENNESSEE

COUNTY OF

On this 29th day of April, 2011, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Greg K. Self and John L. Hickman,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that executed the same as free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
_____

_____
Notary Public,

Return To:

Greater Nashville Title and Closing Company
200 Madison Street
Madison, TN 37115

SEE ATTACHED PAGE FOR NOTARY ACKNOWLEDGEMENTS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, of the State and County aforesaid, personally appeared Greg K. Self, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who upon oath acknowledged himself to be Administrative Member of Ultimate Properties, LLC, a Limited Liability Company, being a General Partner of Southern Homes Rescue, the within named bargainor, a Tennessee General Partnership, and that he as Administrative Member of Ultimate Properties, LLC, as such Partner of Southern Homes Rescue, being authorized so to do, has executed the foregoing instrument for the purpose therein contained by signing the name of the Partnership by himself in his capacity as Administrative Member of Ultimate Properties, LLC, a General Partner of Southern Homes Rescue.

Witness my hand and official seal at Madison, Tennessee, this the 2nd day of May, 2011.

My commission expires:
03/03/2014

Deanie L. Gregory
Notary Public

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, of the State and County aforesaid, personally appeared John L. Hickman, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who upon oath acknowledged himself to be Administrative Member of Mothership Ventures, LLC, a Limited Liability Company, being a General Partner of Southern Homes Rescue, the within named bargainor, a Tennessee General Partnership, and that he as Administrative Member of Mothership Ventures, LLC, as such Partner of Southern Homes Rescue, being authorized so to do, has executed the foregoing instrument for the purpose therein contained by signing the name of the Partnership by himself in his capacity as Administrative Member of Mothership Ventures, LLC, a General Partner of Southern Homes Rescue.

Witness my hand and official seal at Madison, Tennessee, this the 2nd day of May, 2011.

My commission expires:
03/03/2014

Deanie L. Gregory
Notary Public

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY