BILL GARRETT, Davidson County
Trans:T20110033191 DEEDWARR
Recvd: 06/03/11 11:07 2 pgs
Fees:13.00 Taxes:1683.50
20110603-0042613

# WARRANTY DEED

ET-11-2199A

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $455,000.00

Affiant

Subscribed and sworn to before me, this 31st DAY OF May, 2011.

Notary Public

MY COMMISSION EXPIRES: 09-17-11

(AFFIX SEAL)

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

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

| ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME) | SEND TAX BILLS TO: | MAP, PARCEL, NUMBERS |
|---|---|---|
| Samuel L. Beckman | Regions Bank d/b/a Regions | |
| 3248 Thoroughbred Drive | (NAME) 2050 Parkway Office Circle | 124-114.00 |
| (ADDRESS) Hermitage, TN 37076 | (ADDRESS) Birmingham, AL 35244 | |
| (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 ROBINSON CONSTRUCTION GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto SAMUEL L. BECKMAN AND PAMELA M. BECKMAN, HUSBAND AND WIFE, 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 5, BRIDLE PATH SUBDIVISION, SECTION V, as shown on plat of record in Plat Book 9700, Page 212, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Robinson Construction Group, LLC by Substitute Trustee's Deed from MCC TN, LLC as Substitute Trustee, recorded on the 23rd day of March, 2011 in Instrument No. 20110323-0022494, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to Wilson County Taxes for 2011 and subsequent years and any and all existing easements, restrictions, and reservations as shown of record.

unimproved ( )
This is improved ( X ) property, known as 3248 Thoroughbred Drive, Hermitage, Tennessee 37076
(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 31st day of May, 2011.

Robinson Construction Group, LLC

BY: _____
Chris Robinson, Authorized Member

STATE OF TENNESSEE
COUNTY OF WILSON

On this the 31st day of May, 2011, before me personally appeared Chris Robinson, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Authorized Member of Robinson Construction Group, LLC, the within named bargainor, a limited liability company, and that he as such Authorized Member executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 31st day of May, 2011.

Notary Public
My Commission Expires: 09-17-11

(SEAL)

BEVERLY J. HEATHERLY NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

**RETURN TO:**
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520