File No. 1105811

WARRANTY DEED

HEATHER LAPCZYNSKI STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $43,000.00

Lynn Vaught
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF JUNE, 2011.

Heather Lapczynski
Notary Public

MY COMMISSION EXPIRES: 3/18/15
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. D. Kious, Attorney
Lawyers Land & Title Services, LLC
503 N. Maple St., Suite A
Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jacinda Chamberlain	SAME	04208007400
(NAME)	(NAME)	
302 Nesbitt Lane		
(ADDRESS)	(ADDRESS)	
Madison, TN 37115		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20110033719 DEEDWARR
Recvd: 06/06/11 13:07 2 pgs
Fees:13.00 Taxes:159.10
20110606-0043217

For and in 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, **Buying Houses, LLC, a Tennessee limited liability company**, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto **Jacinda Chamberlain, unmarried**, hereinafter called the GRANTEE, her 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. 10A on then plan of Zone Lot Division of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 51, 52, 53, 54, 55, 56, 57, 58, 59, & 60 Heritage Place, of record in Plat Book 5200, page 628, as amended in Plat Book 6250, page 632, Register's Office of said County, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Buying Houses, LLC, a Tennessee limited liability company, by Warranty Deed of record in Instrument No. 20110606-0043216, of the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters as set forth per Plat Book 5200, Page 628, Plat Book 6250, Page 632; Restrictions of record in Book 6148, Page 537; Deed of Conveyance of record in Book 6850, Page 426; Contract of record in Instrument 201105200038884; all of the Register's Office of Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved X property, known as 302 Nesbitt Lane, Madison, TN 37115
(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, her heirs and assigns forever; and GRANTOR covenants with the said GRANTEE that it is

lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and GRANTOR further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 hand this 2nd day of June, 2011.

BUYING HOUSES, LLC

By:_____
Corey Fager, Member

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Corey Fager, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described herein, and who acknowledged himself to be the Member of Buying Houses, LLC, the within named bargainor, a Tennessee limited liability company, and that he being authorized to do so, executed the foregoing instrument for the purpose therein contained.

Witness my hand at office this 2nd day of June. 2011.

Commission expires: 5/17/2014

J.D. KIOUS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

_____
Notary Public

File Number: 1105811

RETURN TO:
Lawyers Land & Title Services, LLC
503 North Maple Street, Suite A
Murfreesboro, TN 37130