BILL GARRETT, Davidson County
Trans:T20110055314 DEEDWARR
Recvd: 09/07/11 11:07 2 pgs
Fees:13.00 Taxes:384.80
20110907-0069189

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $104,000.00.

Affiant

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

Notary Public
MY COMMISSION EXPIRES: 5/20/14
File No. G11-2901D

PAM McBROOM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 20, 2014

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Richard Oliver Wilson Craven (NAME)	Acopia, LLC (NAME)	72-16-1
1711 Sherwood (STREET ADDRESS)	306 Northcreek Blvd #100 (STREET ADDRESS)	
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBYACKNOWLEDGED, WE, **Jared Pemberton, unmarried,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Richard Oliver Williams Craven, unmarried,** HEREINAFTER CALLED THE GRANTEES, THEIR 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. 8 on the plan of SHERWOOD SUBDIVISOIN, as shown by plat of record in Plat Book 1424, Page 51, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Beginning at a point in the east margin of Sherwood Lane at the corner of Lots Nos. 8 and 9; thence with the line between said lots easterly 196.05 feet to a point; thence with the margin of the same westerly 174 feet to a point, the beginning of a curve; thence around said curve southwesterly 33.8 feet to the easterly margin of Sherwood Lane; thence with the margin of same, southerly 58.6 feet to the beginning.

BEING the same property conveyed to Jared Pemberton from Delores Hutchison, Gail Smith, Barbara Byron and Wayne Meadows, by Deed dated August 27, 2004, as Instrument No. 200409030107112, in the Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 1424, page 51, Register's Office for Davidson County, Tennessee.

2. Easement for sanitary sewers\storm drainage as recorded in Book 4147, page 720, Register's Office for Davidson County, Tennessee.

The 2010 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 1711 Sherwood, Nashville, TN 37216.

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. Whenever 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 2nd day of September, 2011.

Jared Pemberton

September 02, 2011
Date

STATE OF Kansas
COUNTY OF Russell }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Jared Pemberton, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 2nd day of September, 2011.

My Commission Expires: 10-30-12

Notary Public

SHERRI UNDERWOOD
NOTARY PUBLIC
STATE OF KANSAS
My Appt. Exp. 10-30-12

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066