Record & Return To:

Commerce Title & Escrow, LLC
1812 Broadway
Nashville, TN 37203

File No. ALW-11-246-C3

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $68,700.00

BILL GARRETT, Davidson County
Trans:T20110065002 DEEDWARR
Recvd: 10/18/11 10:46 2 pgs
Fees:13.00 Taxes:254.19
20111018-0080871

Amanda Vaughn
Affiant

Subscribed and sworn to before me, this 14th day of October, 2011.

Notary Public
My commission expires: 1-6-2015

KATHRYN S. RESUMOVIC
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 6, 2015

03-1110-37357

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Segoide, LLC 1824 Cromwell Dr. Nashville TN 37215	New Owner	103-06-0-A-025

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Mark R. Podis and wife, Cynthia L. Podis, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Segoide, LLC, hereinafter called the Grantees, their successors 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 Unit No. C-3 on the Plan of Dunham's Station Condominiums, a horizontal property regime, created under Title 66 §27-101, et. seq., as amended, Tennessee Code Annotated, and as established by and shown as Exhibit "A-2" to the Master Deed of record in Book 6697, Page 901, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set for in Exhibit "A-1" of said Master Deed. Reference is hereby made to the Plat of Dunham's Station Condominiums as set forth in Exhibit "A-2" of said Master Deed, for a more complete identification and description of such unit.

Being the same property conveyed by deed to Mark R. Podis and Cynthia L. Podis, married as tenants by the entirety, from Vicki P. Jacobs dated September 7, 2005, recorded September 7, 2005 of record in Instrument No. 20050907-0107760, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 246 White Bridge Road, #C-3, Nashville, TN 37209

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, 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 hand this 14th day of October, 2011.

Mark R. Podis

Cynthia L. Podis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Mark R. Podis and Cynthia L. Podis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 14th day of October, 2011.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/11/13

