WARRANTY DEED

R-VRES-11-402

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $230,000.00

Affiant

Subscribed and sworn to before me, this 10th DAY OF November, 2011.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Carol Langsdon	Carol Langsdon	
7499 Poplar Place (ADDRESS)	(NAME) 7499 Poplar Place (ADDRESS)	
Germantown, TN 38138 (CITY) (STATE) (ZIP)	Germantown, TN 38138 (CITY) (STATE) (ZIP)	105-14D-402.00CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we EMMA, INC., A TENNESSEE CORPOR, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CAROL LANGSDON, MARRIED, 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 UNIT NO. 402 AS SET FORTH IN THE MASTER DEED ESTABLISHING THE LOFTS ON EIGHTH, A CONDOMINIUM FORM OF OWNERSHIP AND USE IN THE MANNER PROVIDED UNDER THE PROVISIONS OF TENNESSEE CODE ANNOTATED, TITLE 66, CHAPTER 27, SECTION 101, ET SEQ., OF RECORD AS INSTRUMENT NO. 20061116-0142670, AS AMENDED IN INSTRUMENT NO. 20071227-0148044, IN THE REGISTER' S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; SAID UNIT ALSO BEING SHOWN AS PART OF EXHIBIT "E" OF SAID MASTER DEED; AND TOGETHER WITH AN UNDIVIDED PERCENTAGE OWNERSHIP INTEREST IN THE COMMON ELEMENTS OF THE CONDOMINIUM AS SET FORTH ON EXHIBIT "E-6" OF SAID MASTER DEED.

BEING THE SAME PROPERTY CONVEYED TO EMMA, INC.,. A TENNESSEE CORPORATION BY DEED FROM LOFTS ON EIGHTH VENTURE, INC., A TENNESSEE CORPORATION OF RECORD IN INSTRUMENT NUMBER 20080711-0071598, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED JULY 10, 2008.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 2201 8th Avenue South Apt 402, Nashville, Tennessee 37204
(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.

BILL GARRETT, Davidson County
Trans:T20110071782 DEEDWARR
Recvd: 11/14/11 14:36 2 pgs
Fees:13.00 Taxes:851.00
20111114-0088859

Witness my/our hand(s) this 10th day of November, 2011.

EMMA, INC.

BY: _____
Clinton A. Smith, President

BY: _____
Robert W. Spessard, III, Secretary

STATE OF Tennessee
COUNTY OF Davidson

Before me personally appeared Clinton A. Smith, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the President of EMMA, INC., the within named bargainor, a corporation, and that he/she as such President executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 10th day of November, 2011.

_____
Notary Public
My Commission Expires: 1/9/2012

MELISSA HAZEKAMP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 9, 2012

STATE OF Tennessee
COUNTY OF Davidson

Before me personally appeared Robert W. Spessard, III, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Secretaryt of EMMA, INC., the within named bargainor, a corporation, and that he/she as such Secretary executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 10th day of November, 2011.

_____
Notary Public
My Commission Expires: 1/9/2012

MELISSA HAZEKAMP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 9, 2012

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903