Send Tax Statements To:
New Owner

This Instrument Prepared By:
JOHN G. MITCHELL, III
Attorney at Law
201 E. Main St., Ste 300
Murfreesboro, TN 37130

Name and Address of New Owner:
Nir Homes, Inc.
P O Box 177
LaVergne, TN 37086

From Information Furnished By

Map/Parcel 164-08-0C-092.00CO
Map/Parcel 164-08-0C-094.00 CO
Map/Parcel 164-08-0C-095.00 CO
Map/Parcel 164-08-0C-096.00 CO
Map/Parcel 164-08-0C-098.00 CO
Map/Parcel 164-08-0C-099.00 CO
Map/Parcel 164-08-0C-100.00 CO
Map/Parcel 164-08-0C-102.00 CO
Map/Parcel 164-08-0C-105.00 CO
Map/Parcel 164-08-0C-106.00 CO

Return To:
TRI STAR TITLE & ESCROW, LLC
201 E. MAIN ST, STE 300
MUFREESBORO, TN 37130

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **AMNON SHREIBMAN AND RUTH SHREIBMAN, TRUSTEES OF THE ~~A&R~~ AMNON AND RUTH SHREIBMAN TRUST**, has this day bargained and sold and does hereby transfer and convey unto, **NIR HOMES, INC., A TENNESSEE CORPORATION,** their heirs and assigns, forever, that certain parcel of real estate located in the Davidson County, State of Tennessee, within the corporate limits of the City of Antioch, and being described as follows, to-wit:

Being all of Lot Nos. 2, 4, 5, 6, 8, 9, 10, 12, 15, 16, Final Plat, Section III, Hamilton Chase "Cluster Lot Subdivision" as shown on Instrument Number 20070517-0059303, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Amnon Shreibman and Ruth Shreibman, Trustees of the Amnon and Ruth Shreibman Trust, by deed from Harvest Homes, LLC, a Tennessee Limited Liability Company, dated March 26, 2010, appearing of record in Instrument Number 20100408-0026618, of the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to Restrictive Covenants contained in instrument of record in Instrument Number 20070723-0087046, Instrument Number 20070517-0059303, Instrument Number 20060914-003689, Instrument Number 20070529-0063683, Instrument Number 20051031-0131315, and Instrument Number 20050728-0087946; Sewer and Drainage Easement of record in Instrument Number 20040416-0043248, and Instruemtn Number 20040102-0006420, to the minimum setback lines, public utility and drainage easements, plat notes, and to any and all matters shown on said plat and survey of record in Instrument Number 20070517-0059303; all of said Register's Office.

BILL GARRETT, Davidson County
Trans:T20110072957 DEEDWARR
Recvd: 11/18/11 08:27 3 pgs
Fees:18.00 Taxes:428.96
20111118-0090202

THIS conveyance is subject to any and all existing easements and/or restrictions of record.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said **NIR HOMES, INC., A TENNESSEE CORPORATION,** their heirs and assigns, forever.

The undersigned covenants with the said Grantee that it is lawfully seized and possessed of said parcel of real estate, and that it has a good right to convey the same and that it is unencumbered, except for the lien of the 2011 real property taxes which have been prorated between the parties and are assumed by the Grantee.

The undersigned further covenants and binds itself, its successors and assigns to forever warrant and defend the title to said real estate to the Grantee, their heirs and assigns, against the lawful claims of all persons, whomsoever.

This property is subject to and includes any and all lawful easements, setback lines, restrictions, etc. of record and applying to the within described property and to the zoning regulations of the appropriate governmental body.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 1st day of November, 2011.

Amnon Shreibman as Individual and Trustee of the Amnon & Ruth Shreibman trust

Amnon Shreibman, as Individual and Trustee of the Amnon and Ruth Shreibman Trust

as individual and Trustee of the Amnon & Ruth Shreibman Trust

Ruth Shreibman, as Individual and Trustee of the Amnon and Ruth Shreibman Trust

BY: Amnon Shreibman, Attorney in Fact

By: Amnon Shreibman A. I. F.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for the said County and State, personally appeared, **Amnon Shreibman,** the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that she executed the foregoing instrument (WARRANTY DEED) for the purposes therein contained. * As indivudal and as Trustee.

WITNESS MY HAND AND OFFICIAL SEAL in Antioch, Tennessee, this the 1st day of November, 2011.

THOMAS SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

NOTARY PUBLIC
My Commission Expires: 12-03-13

STATE OF DAVIDSON)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, the with named Amnon Shreibman, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument (Warranty Deed) for the purposes therein contained; and the said Amnon Shreibman, to me known to be the person who executed the same as the free act and deed of the said Ruth Shreibman,* and for the purposes therein contained by virtue of a Power of Attorney duly executed by the said Ruth Shreibman,* and appearing of record in Instrument Number 20100408-0026017 ; in the Register's Office for Davidson County, Tennessee. * As individual and as Trustee.

WITNESS MY HAND AND OFFICIAL SEAL in Antioch, Tennessee, this the 1st day of November, 2011.

NOTARY PUBLIC
My Commission Expires: 12-03-13

THOMAS SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COU

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $115,935.00, which amount is equal to or greater than the Amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

SWORN to and subscribed before me,
this 1st day of November, 2011.

NOTARY PUBLIC
My Commission Expires: 12-03-13

THOMAS SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COU