WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/07/12 13:27 2 pgs
Fees:13.00 Taxes:532.80
20120207-0010990

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 144,000.00

Debbie Waller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st day of February, 2012.

Notary Public

MY COMMISSION EXPIRES: 10-14-13
(AFFIX SEAL)

TERRY B. WALLER NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PLR Properties, LLC (NAME)	Same As New Owner (NAME)	095- 07-0-132.00
1715 Castleman Drive (ADDRESS)	(ADDRESS)	
Nashville TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	2011-0675

FOR AND 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 HEREBY ACKNOWLEDGED, WE, **William H. Simpson**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PLR Properties, LLC 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 and more particularly described as follows:

Being Lot No. 7 on the Plan of Merry Oaks, Section IV, as of record in Book 2330, page 128, Register's Office for Davidson County, Tennessee.

Said Lot No. 7 fronts 117.0 feet on the easterly line of Cloverdale Court and extends back 175.7 feet on the Northerly line and 178.50 feet on the Southerly line to a dead line in the rear of which it measures 80.7 feet.

Being the same property conveyed to William H. Simpson by warranty deed of Aubrey Hiam of record in Instrument No. 20100301-0015514, said Register's Office.

Subject to: All matters appearing on the Plan of record in Book 2330, page 128, said Register's Office; Restrictive covenants of record in Book 2330, page 128, Register's Office of Davidson County, Tennessee. Subject to property taxes for 2011 and subsequent years.

This property, known as 205 Cloverdale Court, Nashville, TN 37214
(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 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. 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/our hand(s) this 1st day of February, 2012.

William H. Simpson

STATE OF Tennessee
COUNTY OF ~~Williamson~~ Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William H. Simpson, with whom I am personally acquainted (or provided 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 the 1st day of February, 2012.

Notary Public

My Commission Expires 11/15/15

My Commission Expires: _____

(SEAL)

DEBBIE MARLIN
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Yvette Meldrum
Signature

State of Tennessee
County of Williamson
Personally appeared before me, Jackie Lampley, a notary public for this county and state, Yvette Meldrum who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Jackie Lampley
Notary's Signature

My Commission Expires: 06/16/2013

JACKIE LAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-16-2013