NEW OWNER:

Corey N. Winkler
110 Dora Drive
Goodlettsville, Tennessee 37072

SEND TAX BILLS TO:
NEW OWNER

Map 025
Group 12-0
Parcel 069.00

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Ave.
Lebanon, TN 37087
FILE NO: 12-0428

Davidson County DEEDWARR
Recvd: 06/22/12 08:29 3 pgs
Fees:18.00 Taxes:517.63
20120622-0054705

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Thirty Nine Thousand Nine Hundred and 00/100 Dollars ($139,900.00)** cash in hand paid, the receipt of which is hereby acknowledged, **ONE TENN, LTD., a Limited Partnership** ("Grantor") have this day bargained and sold and by these presents do hereby transfer and convey unto **COREY N. WINKLER, an unmarried man,** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee being Lot No. 11 on the Plan of Ranchwood Estates Section Two of record in Plat Book 3600, Page 67 and amended by Book 4505, Page 227. Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to One Tenn, LTD by Warranty Deed from The Secretary of Housing and Urban Development, dated March 1, 2012 and of record in Instrument # 20120302-0018477, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 110 Dora Drive, Goodlettsville, Tennessee 37072.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 18th day of June, 2012.

ONE TENN, LTD., a Limited Partnership
By: General Partner, TM Capital, LLC.

BY: _____
Taylor H. Reily, Member

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, ONE TENN, LTD, a Limited Partnership by TM General, LLC., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that Taylor H. Reily is Member of ONE TENN, LTD, a Limited Partnership by TM General, LLC., the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office, this 18th day of June, 2012.

My commission expires: 3/28/2016

NOTARY PUBLIC

JONATHAN M TINSLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

****

The actual consideration or value, whichever is greater, for this transfer is **$139,900.00.**

6/18/2012
AFFIANT

Sworn to and subscribed to before me this 18th day of June, 2012.

NOTARY PUBLIC

My commission expires: 3/28/2016

JONATHAN M TINSLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Tracey Trumphour, 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.

Attorney or Custodian

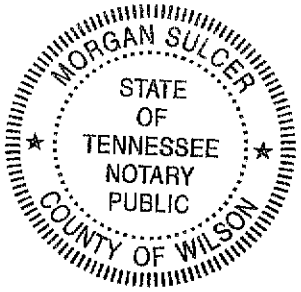
Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Morgan Sulcer, a notary public in and for the aforesaid county and state, the within named Tracey Trumphour, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: 9/2/2013