Return to:
Foundation Title & Escrow, LLC
30 Burton Hills Blvd, Suite 175
Nashville, TN 37215

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $340,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF July, 2012.

Notary Public
MY COMMISSION EXPIRES: 5/4/15
File No. G12-4725D

JANIS L. ADAMS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

BILL GARRETT, Davidson County
Trans: T20120053144 DEEDWARR
Recvd: 07/19/12 09:33 2 pgs
Fees: 13.00 Taxes: 1258.00
20120719-0063452

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Jeffrey Michael Lintzenich, unmarried and Devin Catherine Donovan, unmarried (NAME)	Mortgage Investors Group (NAME)	83-10-150
301 N 16th Street (STREET ADDRESS)	8320 East Walker Springs Lane Suite 200 (STREET ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Knoxville, TN, 37923 (CITY) (STATE) (ZIP)	

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **Samantha Gibb, married**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jeffrey Michael Lintzenich, unmarried, and Devin Catherine Donovan, unmarried**, 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, being the southerly 40 feet of Lots No. 21, 22, and 23 on the map of W.R. CORNELIUS, JR. SUBDIVISION, as shown by plat of record in Plat Book 57, Page 124, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said parts of Lots No. 21, 22, and 23 front together 40 feet on the easterly side of 16th Street, formerly Hickman Street, and extends back between parallel lines, along the northerly side of Garland Ave, 150 feet to a 12 foot alley.

BEING the same property conveyed to Samantha Gibb, unmarried from Aaron G. Ochoa, married, by Deed dated January 10, 2007, as Instrument No. 20070116-0006210, in the Register's Office for Davidson County, Tennessee.

Samantha Gibb is now married to Paul Landin.

Paul Landin joins in this conveyance for the purpose of conveying any intereest he may have in said property, particularly his marital interest.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 57, page 124, Register's Office for Davidson County, Tennessee.

The 2011 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 301 N 16th Street, Nashville, TN 37206.

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. Whenever 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 3rd day of July, 2012.

Samantha Gibb — July 3, 2012 Date

Paul Landin — July 3, 2012 Date

STATE OF FLORIDA

COUNTY OF MIAMI-DADE }

CLAUDIA BERNAL MY COMMISSION EXPIRES November 17, 2013 #DD 932199 NOTARY PUBLIC STATE OF FLORIDA Notary Public Underwriters Bonded thru

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Samantha Gibb and Paul Landin, the bargainor(s), with whom I am personally acquainted (or proved 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 3rd day of July, 2012.

My Commission Expires:_____

Notary Public

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066