Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
12-0592

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 19th day of July, 2012

Notary Public
Commission Expires: 3-3-15

BILL GARRETT, Davidson County
Trans:T20120054815 DEEDWARR
Recvd: 07/26/12 08:55 2 pgs
Fees:13.00 Taxes:329.30
20120726-0065611

TRACEY PERRY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES March 3, 2015

Address of New Owner	Send Tax Bills To:	Map & Parcel
Meoshia S. Battle 5961 Monroe Crossing Antioch, TN 37013	Pinnacle National Bank 114 West College Street Murfreesboro, TN 37130	163-16-0A-173.00

WARRANTY DEED

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 HEREBY ACKNOWLEDGED, I/WE,

Troy W. Stackhouse

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Meoshia S. Battle, 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 Unit No. 311 on the Final Plat of Phase 3-A, Provincetown, of record in Instrument Number 20060907-0110570, a revision of Instrument Number 20060824-0104715, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description thereof.

BEING the same property conveyed to Troy W. Stackhouse by Cash Deed for Tennessee from The Secretary of Housing and Urban Development dated 3/16/12 and recorded 3/22/12 in Instrument Number 20120322-0024495, and the same property previously conveyed to The Secretary of Housing and Urban Development by Trustee's Deed from Angela Boyd, Co-Trustee, dated 9/15/11 and recorded 11/7/11 in Instrument Number 20111107-0086610; Angela Boyd was appointed as Co-Trustee and Shellie Wallace as Successor Trustee by Appointment of Successor Trustee dated 8/26/11 and recorded 9/7/11 in Instrument Number 20110907-0069031 (pursuant to the terms of and due to default on a Deed of Trust executed by Jessica Reaves of record in Instrument Number 20081002-0100379); previously conveyed to Jessica Reaves, unmarried, by Warranty Deed from Phillip J. Jenkins and Laura Manning Jenkins dated 9/30/08 and recorded 10/2/08 in Instrument Number 20081002-0100378, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 5961 Monroe Crossing, Antioch, TN 37013.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 19th day of July, 2012.

Troy W. Stackhouse

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Troy W. Stackhouse** 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 at Brentwood, Tennessee this 19th day of July, 2012.

Tracey Perry
Notary Public
My Commission Expires: 3-3-15

TRACEY PERRY
STATE OF TENNESSEE
NOTARY PUBLIC
Notary Seal
DAVIDSON COUNTY

MY COMMISSION EXPIRES
March 3, 2015