(2)

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $160,000.00 X Richard W. Lauderback, Jr AFFIANT SUBSCRIBED AND SWORN TO ME ON THE 17TH DAY OF JULY, 2012. NOTARY PUBLIC MY COMMISSION EXPIRES: 4/28/13

TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires April 28, 2013

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 12-04652 LAUDERBACK

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Richard W. Lauderback and Angela R. Lauderback		15602016600
828 Harpeth Bend Drive		
Nashville, TN 37221		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

KARL BOEHME AND WIFE KATHY BOEHME

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

RICHARD W. LAUDERBACK AND WIFE, ANGELA R. LAUDERBACK

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 828 Harpeth Bend Drive, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and/or 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 our hand on the 17 day of July, 2012.

Karl Boehme

Kathy Boehme

STATE OF AR
COUNTY OF Pulaski

BILL GARRETT, Davidson County
Trans:T20120056279 DEEDWARR
Recvd: 07/31/12 14:51 2 pgs
Fees:13.00 Taxes:592.00
20120731-0067553

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, KARL BOEHME AND KATHY BOEHME, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Little Rock AR, this 17th day of July, 2012.

Notary Public

My Commission Expires: 09/29/2015

VINCENT T. POWELL
NOTARY PUBLIC-STATE OF ARKANSAS
PULASKI COUNTY
My Commission Expires 8-29-2015

EXHIBIT A - LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot 718, PLAN OF HARPETH WOODS, SECTION 2, as shown on plat of record in Plat Book 5200, Page 280, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Karl Boehme and wife, Kathy Boehme by Warranty Deed from Matthew A. Corriere and wife, Amy Corriere, recorded on the 8th day of June, 2006 in Instrument No. 20060608-0068318, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as (1) all applicable zoning ordinances (2) utility, sewer, drainage, and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record (as may be amended or supplemented), (4) building restrictions, and (5) all other matters of public record.

a. County of Davidson taxes for the year 2012 and thereafter, not yet due and payable.

b. Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

c. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of PLAN OF HARPETH WOODS, SECTION 2, as recorded in Plat Book 5200, Page(s) 280, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

d. Covenants, Conditions and Restrictions as set forth in Restrictions recorded in Book 5884, Page 840 , but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).