File No. 12080715

WARRANTY DEED

LYNN F. VAUGHT
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF SEPTEMBER, 2012.

Notary Public

MY COMMISSION EXPIRES: 3/18/2015

(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20120070394 DEEDWARR
Recvd: 09/18/12 15:07 3 pgs
Fees:18.00 Taxes:371.85
20120918-0084860

THIS INSTRUMENT WAS PREPARED BY
J. D. Kious, Attorney
Lawyers Land & Title Services, LLC
500 North Walnut Street
Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
The Grassmere Group, LLC	SAME	133-07-108.00
(NAME)	(NAME)	
P.O. Box 158103		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Royster E. Moss and wife, LaRue Moss**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **The Grassmere Group, LLC, a Tennessee limited liability company**, hereinafter called the GRANTEE, its successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 55 on the Plan of Glencoe Acres, Section I, of record in Book 1835, pages 136, 137 and 138, said Register's Office, to which plan reference is made for a more complete description.

Being the same property conveyed to Royster E. Moss and wife, LaRue Moss, by Warranty Deed of record in Book 5914, page 21, of the Register's Office of Davidson County, Tennessee

This conveyance is subject to all matters as set forth per plan of record in Book 1835, page 136, 137 and 138 of the Register's Office of Davidson County, Tennessee.

This conveyance is further subject to (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, (4) building restrictions, and (5) other matters of public record.

This is improved **X** property, known as 127 McCall St., Nashville, TN 37211

(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 GRANTEE, its successors heirs and assigns forever; and we do covenant with the said GRANTEE 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, its successors 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 our hands this 14th day of September, 2012.

Royster E. Moss

By: Royster Eric Moss Attorney in Fact
Royster Eric Moss, Attorney-in-Fact

LaRue Moss

By: Royster Eric Moss Attorney in Fact
Royster Eric Moss, Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Royster Eric Moss, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described herein, and who acknowledged that he is the attorney-in-fact for Royster E. Moss, and is authorized by him to execute this instrument in his behalf by virtue of an instrument of record in Record Book XXXXXXXXXXXXXXXXXX of the Register's Office for Davidson County, Tennessee.

Instrument No. 20120918008485 8

Witness my hand at office this 14th day of September, 2012.

Commission expires: 3/18/2015

Lynn F. Vaught
Notary Public

LYNN F. VAUGHT
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Royster Eric Moss, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described herein, and who acknowledged that he is the attorney-in-fact for LaRue Moss, and is authorized by her to execute this instrument in her behalf by virtue of an instrument of record in Instrument No. 20120918000484859 of the Register's Office for Davidson County, Tennessee.

Witness my hand at office this 14th day of September, 2012.

Commission expires: 3/18/2015

Notary Public

File Number: 12080715

RETURN TO:

Lawyers Land & Title Services, LLC
500 North Walnut Street
Murfreesboro, TN 37130

