BILL GARRETT, Davidson County
Trans:T20120089750 DEEDWARR
Recvd: 11/26/12 13:10 2 pgs
Fees:13.00 Taxes:1550.30
20121126-0108285

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
1000 Corporate Center Drive, Suite 125
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $419,000.00

Affiant

Subscribed and sworn to before me, this 2nd day of November 2012.

Notary Public
My commission expires: 3.21.2016

KRISTIN SELPH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Address of New Owner:	Send Tax Bills to:	Tax Information
Christian S. Parker	Fifth Third Mortgage	083-13-0-378.00
1601 Russell Street	5050 Kingsley Drive	
Nashville, TN 37206	Cincinnati, OH 45263	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Trey Cain, Trustee of the 1601 Russell Street Revocable Trust,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Christian S. Parker, unmarried,** hereinafter called the Grantee(s), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the westerly 60 feet of Lot No. 44 on the Plan of Lindsley Subdivision of the Chadwell Tract of record in Book 2, Page 24, in the Register's Office for Davidson County, Tennessee.

Said part of Lot No. 44 fronts 60 feet on the northerly margin of Russell Street and extends back between parallel lines 160 feet to a dead line in the rear, measuring 60 feet thereon.

Being the same property conveyed to Aerial Investment Properties, LLC by Warranty Deed from Betty Adams Green (Wooten) as Executor of the Estate of Ronnie Wayne Green, of record in Instrument Number 20120224-0016217, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Trey Cain, Trustee of the 1601 Russell Street Revocable Trust by Quitclaim deed from Aerial Investment Properties, LLC, of record in Instrument No. 20120703-0058663, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 1601 Russell 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 Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs 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 my hand this the 2nd day of November, 2012.

Trey Cain, Trustee of the 1601
Russell Street Revocable Trust

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Trey Cain**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he is the **Trustee of the 1601 Russell Street Revocable Trust** and who further acknowledged that he executed the within instrument for the purposes therein contained by signing his name as the **Trustee of the 1601 Russell Street Revocable Trust.**

Witness my hand and official seal at Franklin, Tennessee, this the 2nd day of November, 2012.

Notary Public

My Commission expires: 3·21·2016



FILE NO: 2012082223