This Instrument Prepared By:
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

Warranty Deed

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO:
Cathedral Homes, LLC	New Owner	83-05-0-351
P.O. Box 60483		
Nashville, TN 37206		

For good and valuable consideration received, **William H. Lassiter, Jr., Executor of the Estate of Lemuel Joseph Lasater,** by these presents does transfer and convey unto the Grantee, **Cathedral Homes, LLC**, a Tennessee limited liability company, all of the right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, belonging to **Lemuel Joseph Lasater**, described as follows:

Land in Davidson County, Tennessee, being the easterly 45 feet of Lot No 45 on the Map of the Subdivision of part of the Weakley Home Place, of record in Book 421 page 36 Register's Office of Davidson County Tennessee, to which reference is hereby made.

Said part of said Lot No. 45 fronts on the northerly side of Franklin Avenue and runs back between lines 150 feet to an alley in the rear on which it shows 40 feet.

Being the same property conveyed to Lemuel Joe Lasater by deed from Ethel Lasater Petersen, retaining a life estate, of record in Book 3922, page 674, Register's Office for Davidson County, Tennessee, dated August 9, 1965, recorded August 11, 1965. The said Ethel Lasater Petersen having since died on July 17, 1990. The said Lemuel Joe Lasater having since died on August 22, 2010. The said Lemuel Joe Lasater being one and the same person as Lemuel Joseph Lasater.

Under the Will of Lemuel Joseph Lasater (filed with the Circuit Court for Davidson County, Tennessee, Probate Division under Docket number 12P1390), the William H. Lassiter, Jr., was named to serve as Executor and instructed to administer and sell the described real property.

This conveyance is subject to a) 2012 property taxes and subsequent, which are assumed by the grantee(s) herein; b) instruments of record in Book 421, page 36, said Register's Office; and c) any and all existing easements and restrictions as shown of record not stated herein.

This is improved property known as 1407 Franklin Ave, 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 Grantee, its heirs and assigns forever. And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that same is unencumbered except as stated above. And the Grantor does further covenant and bind himself as **Executor of the Estate of Lemuel Joseph Lasater**, its heirs and assigns, to warrant and forever defend the title to said land to the Grantee, its heirs and assigns, against the lawful claims of all persons whomsoever.

BILL GARRETT, Davidson County
Trans:T20120094374 DEEDWARR
Recvd: 12/10/12 14:50 2 pgs
Fees:13.00 Taxes:448.11
20121210-0113740

Witness my hand this 7th day of December, 2012.

Estate of Lemuel Joseph Lasater

BY: William H. Lassiter, Jr., Executor

STATE OF TENNESSEE
COUNTY OF Davidson

Before me personally appeared, **William H. Lassiter, Jr.**, Executor of the **Estate of Lemuel Joseph Lasater,** to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the forgoing instrument on behalf of the **Estate of Lemuel Joseph Lasater**, and acknowledged that he executed the same as his free act and deed and for the purposes described herein.

Witness my hand and official seal, at the office, this 7th day of December, 2012.

Notary Public
My Commission Expires: 5-20-14

MARY FRANCES RUDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $121,112.00.

Affiant

Subscribed and sworn to before me this 7th day of December, 2012.

Notary Public
My Commission Expires: 9-9-2014

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
EXP. SEPT. 9, 2014
DAVIDSON COUNTY