Perrone & Young
109 Westpark Drive, Suite 330
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20120098492 DEEDWARR
Recvd: 12/26/12 13:37 2 pgs
Fees:13.00 Taxes:2452.59
20121226-0118730

State of Tennessee
County of DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is ~~$662,863.00~~

Affiant

Subscribed and sworn to before me, this the 21st day of December, 2012

Notary Public

My commission expires: 04-19-2016
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Gregory S. Perrone, PC, Attorney at Law
109 Westpark Drive, Suite 330 Brentwood, TN 37027

KRISTEN JACOBY
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Brian W. Hanrahan	**Regions Bank d/b/a Regions Mortgage**	**131-12-0-0-11**
513 Battery Drive	**2050 Parkway Office Circle**	
Nashville, TN 37220	**Birmingham, AL 35244**	

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 ACKNOWLEDGE, WE,

Patterson Company, LLC, a Tennessee limited liability company

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

Brian W. Hanrahan and Danielle G. Hanrahan, husband and wife

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:

Being Lot No. 11 on the Plan of Final Plat Battery Park of record in Instrument No. 20120726-0065866, Register's Office for Davidson County, TN.

Being a portion of the property conveyed to Patterson Company, LLC, a Tennessee limited liability company by Deed from Aubrey B. Harwell, Trustee by deed dated 08/02/2012, recorded 08/17/2012 of record in Instrument No. 20120817-0073845; Being a portion of the same property conveyed to Aubrey B. Harwell, Trustee by deed from Rosemary Daugherty and husband, P.V. Daughterly of record in Book 10233, page 146, dated 10/18/1996, Register's Office for said County;

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved (__X__) Unimproved (____) property known as **513 Battery Drive, Nashville, TN 37220**.

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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, his 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/our hand(s) this 21st day of December, 2012.

Patterson Company, LLC
By: Wesley K. Patterson, President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Wesley K. Patterson, President of Patterson Company, LLC, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged him/herself to be President of Patterson Company, LLC, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by the said Wesley K. Patterson as President of Patterson Company, LLC.

Witness my hand and official seal, at office in Brentwood, Tennessee, this 21st day of December, 2012.

NOTARY PUBLIC

KRISTEN JACOBY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 09-19-2016