WARRANTY DEED

APRIL G. NICHOLS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,500.00

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 28th day of December, 2012.

(Affix Seal) Notary Public

My Commission Expires: 6-28-15

AT-20120150

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
348 Cool Springs Boulevard, Suite A
Franklin, TN 37067

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Timothy G. Rodgers	Primelending, a Plains Capital Company	162.06-0-291.00
189 Ocala Drive	18111 Preston Road, Suite 900	
Nashville, TN 37211	Dallas, TX 75252	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Larry E. Reid and wife, Hilda Ann Reid**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Timothy G. Rodgers, an unmarried man**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit;

LAND in Davidson County, Tennessee being Lot No. 63, on the Plan of Valley Green, of record in Book 4460, Page 97, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to LARRY E. REID AND WIFE, HILDA ANN REID from YAZDIAN CONSTRUCTION, INC., A TENNESSEE CORPORATION, by Warranty dated September 28, 2007 recorded October 1, 2007, of record in Instrument No. 1001-0116323, Register's Office for Davidson County, Tennessee.

( ) **unimproved**
This is (X) improved property know as 189 Ocala Drive, Nashville, TN 37211.

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, their heirs and assigns forever; and we, the GRANTORS, 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 that 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, 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.

BILL GARRETT, Davidson County
Trans:T20130000704 DEEDWARR
Recvd: 01/03/13 12:35 2 pgs
Fees:13.00 Taxes:368.15
20130103-0000837

Witness my/our hand(s) this 28th day of December, 2012

Larry E. Reid

Hilda Ann Reid

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, April G. Nichols, a Notary Public in and for said County and State, the within named Larry E. Reid Hilda Ann Reid, 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 Williamson, Tennessee this 28th day of December, 2012.

Notary Public
My Commission Expires: 6-28-15

APRIL G. NICHOLS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY