WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/16/13 13:06 2 pgs
Fees:13.00 Taxes:212.75
20130116-0005262

JENNIFER R. PIERCE 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 **$57,500.00**.

Affiant

Subscribed and sworn to before me, this the 14th day of January, 2013.

Notary Public

My commission expires: 1-6-14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
MTP Properties, LLC	**New Owner**	**Map 163-05-0-B Parcel 077.00co**
P. O. Box 126		
Lavergne, TN 37086		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Shorn Samuel, unmarried

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

MTP Properties, LLC, a Tennessee liability company

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:

LAND in Davidson County, Tennessee, being Unit No. 77, on the Plan of Mill Park, Phase II (formerly Hickory Hollow Townhomes), a Horizontal Property Regime (Private Element) of record in Instrument No. 200007060066999, 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 Shorn Samuel, a single mand and Steve Newsome, a single man, by Deed dated August 10, 2005, from Alan R. Kamper and Diana L. Nolen-Kamper, husband and wife, of record in Instrument No. 20050815-0096216, Register's Office for Davidson County, Tennessee and further conveyed to Shorn Samuel by Quitclaim Deed dated November 29, 2006 from Steve Newsome, a single man, of record in Instrument No. 20061205-0150169, said Register's Office.

THIS instrument is being executed on behalf of Shorn Samuel, pursuant to a Power of Attorney executed by same on the 6th day of December, 2012, of record in Instrument No. 20130116-0005261 **, Register's Office for Davidson County, Tennessee.**

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is improved (__x__) Unimproved (____) property, known as **5710 Hickory Hollow Parkway #252, Antioch, TN 37013**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES 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 GRANTEES, 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/our hand(s) this **14th** day of **January, 2013.**

Shorn Samuel by Diana Aubin, Attorney-in-Fact

Shorn Samuel by Diana Aubin, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 14th day of January, 2013, before me personally appeared, the undersigned, a Notary Public in and for the State and County aforesaid, the within named **Diana Aubin**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Attorney-in-Fact for **Shorn Samuel** and that she as such Attorney-in-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said **Shorn Samuel**, for the purpose therein contained, by signing the name of **Shorn Samuel,** by herself as Attorney-in-Fact.

Witness my hand and official seal at Nashville, Tennessee, this **14th** day of **January, 2013.**

Notary Public

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 2/24/13

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 7/6/15

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY