(1)

RECORDING INFORMATION
BILL GARRETT, Davidson County Trans:T20130006912 DEEDWARR Recvd: 01/25/13 08:12 2 pgs Fees:13.00 Taxes:1246.90 20130125-0008073

This Instrument Prepared By:
Heritage Title & Escrow Co., Inc.
123 Fifth Ave. North
Franklin, TN 37064
Telephone: (615) 790-8116

File No: 00010867

MAP - PARCEL NO: 172-15-0C-002 CO

Send Tax Statements To:	Name/Address New Owner:	Name of Mortgagee:
Timyata R. Williams	Same	
4050 Bryce Rd		
Nashville TN 37211		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **SOUTHERN ELITE CUSTOM HOMES, LLC, Tennessee Limited Liability Company**, has bargained and sold and by these presents do transfer and convey unto **TIMYATA R. WILLIAMS**, her heirs and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 2, Resubdivision of Lots 1, 2, 3 & 900, of Brentwood Knoll, Phase 1, as shown on plat of record in Instrument No. 20110810-0061566, Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Southern Elite Custom Homes, LLC, a Tennessee Limited Liability Company, by quitclaim deed from Andre Jaeckle, dated January 8, 2013 and recorded January 9, 2013, of record in Instrument No. 20130109-0002926, Register's Office for Davidson County, Tennessee.

Improved property known as 4050 Bryce Road, Nashville, TN 37211

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantees, their heirs and assigns forever.

AND GRANTOR DOES COVENANT with the said Grantees, their heirs and assigns, that Grantor is lawfully seized and possessed of said property, that Grantor has a good and lawful right to sell and convey same, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

1. 2013 Davidson County property taxes are a lien but are not yet due and payable.
2. All matters as shown on the Plan of record in Instrument No. 20110810-0061566, Register's Office for Davidson County, Tennessee.
3. Restrictive covenants of record in Instrument No. 20080522-0052623 as resubdivided at Instrument No. 20110810-0061566, Register's Office for Davidson County, Tennessee.
4. Covenants, Conditions and Restrictions of record in Instrument No. 20120416-0032221, Register's Office for Davidson County, Tennessee.

5. Easement for Storm Detention in Instrument No. 20051230-0156498, Register's Office for Davidson County, Tennessee.

AND GRANTOR DOES FURTHER COVENANT and bind itself, its successors and assigns, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsoever.

IN TESTIMONY WHEREOF, Grantor has hereunto set its signatures, this the 22nd day of January, 2013.

SOUTHERN ELITE CUSTOM HOMES, LLC

By: _____
TERRY DALE DAVENPORT, JR.,
Managing Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BEFORE ME, the undersigned, a Notary Public in and for said County and State, personally appeared **TERRY DALE DAVENPORT, JR.,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be the Managing Member of **SOUTHERN ELITE CUSTOM HOMES, LLC**, the within named bargainor, a limited liability company, and that he as such Managing Member, respectively, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as Managing Member, respectively.

WITNESS my hand and seal, at office, on this 22nd day of January, 2013.

My Commission Expires:
12-06-16

_____
Notary Public

DONNA L. SAVAGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I CERTIFY that the actual consideration or value, whichever is greater, for this transfer is the sum of **$337,000.00**.

_____
Affiant

SWORN TO and subscribed before me on this 22nd day of January, 2013.

My Commission Expires:
_____

_____
Notary Public

CHAD I. PEARMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 06-21-2016