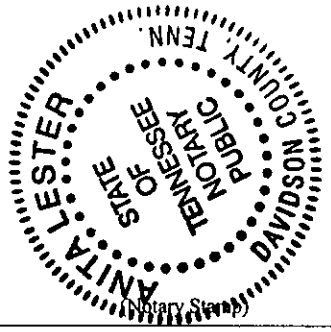
 (Notary Stamp)	STATE OF TENNESSEE COUNTY OF WILLIAMSON The actual consideration or value, whichever is greater, for this transfer is **$35,000.00** Affiant Subscribed and sworn to before me, this 15th day of February, 2013. Notary Public My commission expires: 11-3-15

THIS INSTRUMENT PREPARED BY
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

SPECIAL WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Larry Powell Builders, Inc.	**New Owner**	**Map\Parcel: 087-10-0-A-022.00CO**
317 Bournemouth Lane	**235 Logue Road**	
Hermitage, TN 37076	**Mt. Juliet, TN 37122**	

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,

Renasant Bank , a Mississippi banking corporation

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

Larry Powell Builders, Inc., a Tennessee corporation

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 Lot No. 122 on the Plan of the Final Plat, A Cluster Lot Development, Aarons Cress, Phase 1B, of record in Plat Instrument Number 20070910-0108427, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Renasant Bank, a Mississippi banking corporation by Successor Trustee's Deed from Carter S. Lowrance, as Successor Trustee, of record at Instrument No. 20080416-0038594, Register's Office for Davidson County, Tennessee, dated April 8, 2008, and recorded on April 16, 2008.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantees. Subsequent taxes are assumed by Grantees; including Rollback taxes, if any.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved () **unimproved (X)** property known as **317 Bournemouth Lane Hermitage, TN 37076.**

BILL GARRETT, Davidson County
Trans:T20130013474 DEEDWARRSP
Recvd: 02/19/13 09:34 2 pgs
Fees:13.00 Taxes:129.50
20130219-0016120

TO HAVE AND TO HOLD, the said tract or parcel of land, with the appurtenances, estate, title and hereditaments thereunto belonging or in any wise appertaining to Grantee, its successors and assigns, in fee simple forever.

Grantor further covenants that the Grantor is seized and possessed of the said real estate and has the right to convey it and binds itself and its successors to warrant and forever defend the title to said real estate to Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under Grantor but not further or otherwise.

Witness my/our hand(s) this 15th day of February, 2013.

Renasant Bank,

BY: _____
Steve Moody, Senior Vice President

By: _____
Jim Ramage, Senior Vice President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, **Steve Moody**, with whom I am personally acquainted or (who proved to me his identity on the basis of satisfactory evidence), and who, upon oath acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Senior Vice President** of **Renasant Bank** and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand, at office, this 15 day of February, 2013.

Notary Public

My Commission Expires: 6/3/15

HOLCOMB BURKE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, **Jim Ramage**, with whom I am personally acquainted or (who proved to me his identity on the basis of satisfactory evidence), and who, upon oath acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Senior Vice President** of **Renasant Bank** and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand, at office, this 15 day of February, 2013.

Notary Public

My Commission Expires: 6/3/15

HOLCOMB BURKE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

File #: 120435KS
RECORD & RETURN TO:
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027