NEW OWNER:

Rachel L. Faulkner
428 Patina Circle
Nashville, Tennessee 37209

SEND TAX BILLS TO:
NEW OWNER

Map 091
Group 14-0-B
Parcel 022.00CO

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Ave.
Lebanon, TN 37087
FILE NO: 13-0031

BILL GARRETT, Davidson County
Trans:T20130013800 DEEDWARR
Recvd: 02/19/13 15:13 2 pgs
Fees:13.00 Taxes:1443.00
20130219-0016521

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Three Hundred Ninety Thousand and 00/100 Dollars ($390,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **PATINA DEVELOPMENT, a Tennessee Limited Liability Company** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **RACHEL L. FAULKNER, married,** ("Grantee"), her successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Patina Subdivision, Phase 2 of record in Instrument No. 20080812-0083055, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to Patina Development, LLC by Quitclaim Deed from Renasant Bank, dated February 28, 2012 and of record in Instrument No. 20120305-0019088, Register's Office for Davidson County, Tennessee. For further reference, see Instrument # 200703010025404; 200703010025405; 200904220036611; 201003170020191; 201102040010298 and 201107260057242.

This is IMPROVED property known as 428 Patina Circle, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, her heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 13th day of February, 2013.

PATINA DEVELOPMENT, LLC

By: DALE A. ~~HOMER~~ Homer, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, PATINA DEVELOPMENT, LLC, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that DALE A. ~~HOMER~~ Homer is PRESIDENT, of PATINA DEVELOPMENT, LLC, the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office, this 13th day of February, 2013.

NOTARY PUBLIC

My commission expires: 6-7-2013

TODD A. TRESSLER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is **$390,000.00**.

AFFIANT

Sworn to and subscribed to before me this 13 day of February, 2013.

NOTARY PUBLIC

My commission expires: _____

DAVID A. ROETGER TENNESSEE NOTARY PUBLIC My Comm Exp. July 21, 2013 COUNTY OF WILLIAMSON