BILL GARRETT, Davidson County
Trans:T20130021753 DEEDWARR
Recvd: 03/18/13 10:42 2 pgs
Fees:13.00 Taxes:370.00
20130318-0026418

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$100,000.00.**

Affiant

Subscribed and sworn to before me, this the 13th day of March, 2013.

Notary Public

My commission expires:
(AFFIX SEAL)

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

THIS INSTRUMENT WAS PREPARED BY:
Gregory S. Perrone, PC, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
William H. Rice, III	New Owner	**150 01 0 314.00**
569 Owendale Drive		
Antioch, TN 37013		

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

TOJO INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,

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

WILLIAM H. RICE, III, A SINGLE MAN,

HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 67 on the Plan of Edge-O-Lake Estates, Section 18, of record in Plat Book 4675, Page 84, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to ToJo Investments, LLC, by Quitclaim Deed from Michael Kohel, dated February 10, 2012, of record in Instrument No. 20120213-0012307, said Register's Office.

Grantors certify that this is not the usual place of residence of the Grantors, the Grantors' spouses, or the Grantors' dependent(s).

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved property known as **569 Owendale Drive, 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 Grantee, his heirs and assigns, forever; and Grantors do covenant with said Grantee that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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, his 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 13th day of March, 2013.

ToJo Investments, LLC, a Tennessee limited liability company

By: JMB for Tojo Investments, LLC
Jeremy M. Boczulak, Assistant Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Jeremy M. Boczulak, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the Assistant Manager of ToJo Investments, LLC, a Tennessee limited liability company, the within named bargainor, a corporation, and that he as such Assistant Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Jeremy M. Boczulak as Assistant Manager.

Witness my hand, at office, this 13th day of March, 2013.

Hillary Torrence
Notary Public

My Commission Expires: 11-28-16

