(2)

Box 36

THIS INSTRUMENT PREPARED BY:
Douglas A. Brace, Reg. #3485
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North, Third Floor
P.O. Box 198985
Nashville, TN 37219-8985
(615) 256-9999

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater, for this transfer is $525,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OFAPRIL, 2013.

DOUGLAS A. BRACE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Douglas A. Brace
My Commission Expires
March 7, 2017
STATE OF TENNESSEE

Notary Public

My commission expires:

Name and Address of New Owner:

Steven B. Chapman
3051 Tech Drive
St. Petersburg, FL 33716

BILL GARRETT, Davidson County
Trans:T20130027080 DEEDWARR
Recvd: 04/03/13 14:18 3 pgs
Fees:18.00 Taxes:1942.50
20130403-0032983

Send Tax Bills To:

NEW OWNER

Street Address of Subject Property:

5143 Stanford Drive
Nashville, TN 37215

Map and Parcel:

131-13-012

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations,

263655P

the receipt and sufficiency of which are hereby acknowledged, **GARY J. POSNER and wife, LAUREN BRISKY,** hereinafter called "**GRANTORS,**" have bargained and sold, and by these presents do transfer and convey unto **STEVEN B. CHAPMAN,** a married man, hereinafter called "**GRANTEE,**" his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 41 on the Map of Stanford and Criswell's Revised Plan of Westwood, as of record in Book 974, page 14, Register's Office for said County.

Being the same property conveyed to Gary J . Posner and wife, Lauren Brisky, by Warranty Deed from Leonard Amdur, unmarried, of record in Book 7535, page 176, Register's Office for Davidson County, Tennessee.

This is improved property known as 5143 Stanford Drive, Nashville, TN 37215.

The conveyance of the above described parcel of land is subject to:

1. Metropolitan Nashville/Davidson County property taxes for 2013 which have been prorated between the parties and assumed by Grantee.

2. All matters shown on plan of record in Book 974, page 14, Register's Office for Davidson County, Tennessee.

3. Terms and conditions of Easement Agreement of record in Book 10494, page 987, in said Register's Office.

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 the said Grantee that they 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 further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said Grantee, his 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 our hands this 2nd day of April, 2013.

GARY J. POSNER

LAUREN BRISKY

By: _____
GARY J. POSNER, her Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GARY J. POSNER, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at Nashville, Tennessee, the day and year first above written.

DOUGLAS A. BRACE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Douglas A. Brace
My Commission Expires
March 7, 2017
STATE OF TENNESSEE

_____
NOTARY PUBLIC

My commission expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GARY J. POSNER, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the within instrument as Attorney-in-Fact for LAUREN BRISKY, as the free act and deed of the within named LAUREN BRISKY.

WITNESS my hand and seal at Nashville, Tennessee, the day and year first above written.

DOUGLAS A. BRACE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Douglas A. Brace
My Commission Expires
March 7, 2017
STATE OF TENNESSEE

_____
NOTARY PUBLIC

My commission expires: _____

DOUGLAS A. BRACE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Douglas A. Brace
My Commission Expires
March 7, 2017
STATE OF TENNESSEE
