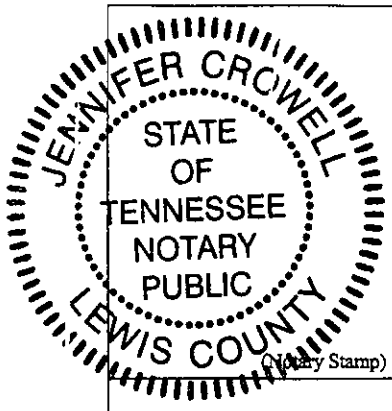


(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $177,300.00.

Affiant

Subscribed and sworn to before me, this 9th day of April, 2013.

Jennifer Crowell
Notary Public

My commission expires: 3/18/14

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

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Paul B. Roberts and Ulrike Roberts	New Owner	**Map\Parcel: 161060A11900CO**
1506 Hamden Drive		
Nashville, TN 37211		

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,

Rachel Spencer Boone, an unmarried woman

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

Paul B. Roberts and Ulrike Roberts

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 Unit No. 119 on the Plan of Oakhill Townhomes, Phase 3, as shown on Exhibit "A-1" to the Second Supplemental Declaration of Protective Covenants, Conditions, Restrictions and Easements for Oak Hill Townhomes, of record as Instrument No. 20080709-0070601, 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 Rachel Spencer Boone, an unmarried woman by Deed from Centex Homes, a Nevada general partnership of record at Instrument No. 20090814-0076503, Register's Office for Davidson County, Tennessee, dated August 7, 2009 and recorded on August 14, 2009.

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 (X) unimproved ( ) property known as 1506 Hamden Drive Nashville, TN 37211.

BILL GARRETT, Davidson County
Trans:T20130031148 DEEDWARR
Recvd: 04/16/13 12:56 2 pgs
Fees:13.00 Taxes:656.01

20130416-0037847

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES that we 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 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 GRANTEES, their 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 9th day of April, 2013.

Rachel Spencer Boone by Keith H. Solomon, her attorney in fact

Rachel Spencer Boone by Keith H. Solomon,
Her Attorney In Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Keith H. Solomon** with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument on behalf of **Rachel Spencer Boone** for the purposes therein contained, and who further proved to me that he is the **Attorney in Fact** for **Rachel Spencer Boone**, and is authorized by her to execute this instrument on her behalf.

This the 9th day of April, 2013.

Michelle S Glass
Notary Public My Commission Expires: 12/11/16

MICHELLE S GLASS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires December 11, 2016

File #: 413004MG
RECORD & RETURN TO:
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027