THIS INSTRUMENT PREPARED BY:
Mail To
MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

Davidson County	DEEDWARR
Recvd: 05/08/13 11:38	3 pgs
Fees:18.00 Taxes:228.66	
20130508-0046537	

MITCHELL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***61,800.00.

Affiant

Subscribed and sworn to before me this 7th day of May, 2013.

Notary Public

My Commission Expires: 8. 20. 13

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
H R Properties of Tennessee 4219 Hillsboro Road #330 Nashville, Tennessee 37215	New Owner	MAP 091-07-0 PARCEL 203.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Sixty One Thousand Eight Hundred and 00/100 Dollars ($***61,800.00) cash in hand paid, the receipt of which is hereby acknowledged, I, Sherod Robertson, unmarried, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto H R Properties of Tennessee (hereinafter called the "GRANTEE"), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot Nos. 1217 and 1219 of Block Number 185 in Plan Number 1, West Nashville, as of record in Book 57, pages 74 and 75, in the Register's Office for Davidson County, Tennessee.

SAID Lot Nos. 1217 and 1219 front together 50.0 feet on the northerly side of Kentucky Avenue and run back between parallel lines 150.0 feet to an alley.

BEING the same property conveyed to Sherod Robertson by Special Warranty Deed from Deutsche Bank National Trust Company, as Trustee under the Trust Agreement for the Structured Asset Securities Corporation Series 2004-1 of record as Instrument No. 20060821-0102584 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 5314 Kentucky Avenue, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD the aforesaid real estate, together with any and all appurtenances and improvements thereunto belonging to the said GRANTEE, its successors and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by Grantee herein.

2. Matters, if any, shown on the Plan Number 1, West Nashville, Block No. 185, of record in Book 57, pages 74 and 75, Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its successors and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument on this the 7th day of May, 2013.

Sherod Robertson

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 Sherod Robertson, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 7th day of May, 2013.

Notary Public

My Commission Expires: 8.20.13

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

True Copy Certification

I, Yvette Lynn Meldrum, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson
Personally appeared before me, D. Mackey a notary public for this county and state, [Yvette Lynn Meldrum] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 10/17/16
Notary' Seal (if on paper)

