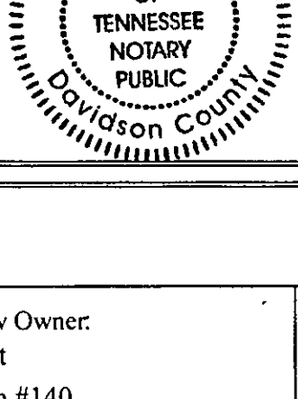
THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd** **Suite 203A** **Nashville, Tennessee 37215** **CRT File No. 13050057** 	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is geater, for this transfer is: $223,000.00. Affiant Subscribed and sworn to before me, this10th day of May, 2013. Notary Public My Commission Expires: 07/08/13

WARRANTY DEED

Address New Owner: Linda Lyrist 940 Gale Ln #140 Nashville TN 37204	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 118-05-0-A 009.00CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Bethany Kolenic Clark, married** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Linda Lyrist**, ("Grantees"), her successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being a Lot designated as Building 3, Unit D, and further identified as Parcel Number 9, on the property Tax Map Number 118-5-A, as shown on the revised Plan of St. Martin Square, now known as 12 South Towers, a Planned Unit Development of record in Plat Book 4460, Page 186, Register's Office for Davidson County, Tennessee to which plan reference is made for a complete description and location of said lot.

Being the same property conveyed to Bethany Kolenic, unmarried by Warranty Deed from Linda Mae Bourdeaux, unmarried, recorded on the 15th day of September, 2009 in Instrument No. 20090915-0086107, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2013 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of ST. MARTIN SQUARE, as recorded in Plat Book 4460, Page(s) 87, revised in Plat Book 4460, Page 186 and amended at Instrument No. 20031107-0163683.

Covenants, Conditions and Restrictions as set forth in Deed recorded in Book 4611, Page 682, Book 4710, Page 244 and Instrument No. 20031107-0163683.

Terms and provisions of by-Laws recorded in Book 4611, Page 692 and Instrument No. 19991230-0308948.

Charter of Homeowners Association recorded at Instrument No. 20031107-0163682.

Conveyance to Homeowners Association recorded in Book 4710, Page 602.

This is improved property located at 940 Gale Ln #140 Nashville TN 37204.

BILL GARRETT, Davidson County
Trans:T20130039951 DEEDWARR
Recvd: 05/14/13 09:08 2 pgs
Fees:13.00 Taxes:825.10
20130514-0048288

Erin Clark, husband of Bethany Kolenic Clark, joins in this instrument for the purposes of conveying any and all interest, marital or otherwise, in said property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of May, 2013.

Bethany Kolenic Clark aka Bethany Clark

Erin Clark, by Bethany Kolenic Clark, his attorney-in-fact

Erin Clark, by Bethany Kolenic Clark, his 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, aforesaid, Bethany Kolenic Clark, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of May, 2013.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bethany Kolenic Clark, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-in-fact for Erin Clark, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 10th day of May, 2013.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014