BILL GARRETT, Davidson County
Trans:T20130041263 DEEDWARR
Recvd: 05/17/13 10:49 2 pgs
Fees:13.00 Taxes:140.60
20130517-0049864

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, Tennessee 37027
File No.: JH130024

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $38,000.00. AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of May, 2013. NOTARY PUBLIC My commission expires: 12/23/2014

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
MADISON COUNTY

THIS INSTRUMENT PREPARERD BY: Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027		
ADDRESS NEW OWNER: D218, LLC 1310 6th Avenue North Nashville, TN 37208	SEND TAX BILLS TO: Same address as new owner	MAP-PARCEL NUMBERS 07115023000

FOR AND IN CONSIDERATION of the sum of Thirty Eight Thousand and 00/100 Dollars ($38,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **RICHARD B. TUCKER,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto, **D218, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, hereinafter called the Grantee, its successors and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

A certain tract or parcel of land located in Davidson County, Tennessee described as follows to-wit:

Land in Davidson County, Tennessee, being Lots Nos. 73 & 74 on the Plat of Highland Land Company's Subdivision, of record in Book 421, Page 14, Register's Office for said County.

Said Lots adjoin and front together 50 feet on the easterly side of Stainback Avenue and run back between parallel lines 175 feet to an alley with Lot No. 74 running back along the northerly margin of Marie Street, 175 feet to an alley.

Being the same property conveyed to Richard B. Tucker, by Warranty Deed from Donald F. Johnson, dated 1/11/2008, recorded 1/14/2008, of record in Instrument No. 20080114-0004087, in the Register's Office for Davidson County, Tennessee.

This is unimproved property more commonly known as 1401 Stainback Avenue, Nashville, TN 37207.

This conveyance is made subject to all matters as shown on the Plat of record in Book 421, page 14, Register's Office for Davidson County, Tennessee, and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, its successors and assigns, forever.

The undersigned covenant with the said Grantee that he is lawfully seized and possessed of said real estate; that he have a good right to convey the same; and that it is unencumbered except by lien of the 2013 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee.

The undersigned further covenants and binds himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, its successors and assigns, against the lawful claims of all persons, whomsoever.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by Tennessee law.

WITNESS MY/OUR HANDS, this the 15th day of May, 2013.

Richard B Tucker

RICHARD B. TUCKER

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public, Richard B. Tucker, 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 seal, this the 15th day of May, 2013.

LESLIE GARSIDE STATE OF TENNESSEE NOTARY PUBLIC MADISON COUNTY

Leslie Garside
Notary Public

Leslie Garside
Printed Notary Name

My commission expires: 12/23/2014