WARRANTY DEED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$40,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3RD DAY OF JULY, 2013.

Notary Public

MY COMMISSION EXPIRES: 2014-02-22

THE STATE OF TENNESSEE NOTARY PUBLIC LEIGH BROWN WILLIAMSON COUNTY My Commission Expires 2-22-14

Davidson County DEEDWARR
Recvd: 07/09/13 11:45 2 pgs
Fees:13.00 Taxes:148.00
20130709-0070853

THIS INSTRUMENT WAS PREPARED BY
TITLE PROFESSIONALS OF TENNESSEE, LLC, 101 Point East Drive, Nashville, TN 37216

ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
APEX LAND, LLC **7125 Baker's Bridge Avenue** **Brentwood, TN 37027**	**S A M E**	**06015006700**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **We, MARGARET L. DERRICK, unmarried and ROSALIND DERRICK, unmarried, as joint tenants with the right of survivorship,**

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **APEX LAND, LLC**

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 256 on the Plan of Joywood Heights, Section II, of record in Plat Book 1130, pages 92 and 93, Register's Office for said County, to which plat reference is here made for a more complete description.

BEING the same property conveyed to Margaret L. Derrick, unmarried and Rosalind Derrick, unmarried, as joint tenants with the right of survivorship, by deed from Lawrence D. Hutchinson, Jr., unmarried, of record in Instrument Number 20130206-0012170, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

This is the same legal description as used in the previous deed.

This is improved property known as 106 Dellway Drive, Nashville, TN 37207

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, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of aid 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 our hands this 3rd day of July, 2013.

MARGARET L. DERRICK

ROSALIND DERRICK

STATE OF TENNESSEE)
COUNTY OF DICKSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MARGARET L. DERRICK, unmarried, and ROSALIND DERRICK, unmarried, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of July, 2013.

NOTARY PUBLIC

My Commission Expires: 12/28/2013

MARKA L. NETTLE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

True Copy Certification

I, Charles E. Morton IV, 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, Chelsea Leigh Brown, a notary public for this county and state, Charles E. Morton IV 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: 30 March 2015
Notary' Seal (if on paper)

CHELSEA LEIGH BROWN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 30 MAR 15