THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

BILL GARRETT, Davidson County
Trans:T20130065036 DEEDWARR
Recvd: 07/30/13 13:30 2 pgs
Fees:13.00 Taxes:629.00

20130730-0079218

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 170,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF JULY, 2013.

Notary Public

MY COMMISSION EXPIRES: 1-9-16

(AFFIX SEAL)

# WARRANTY DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Barry A. Peterson | OWNER | MAP 82-7 |
| P.O.X 264; 533 Church St. | 533 Church ST. #264 | PARCEL 212 |
| NASHVILLE, TN 37219 | NASHVILLE TN 37219 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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 ACKNOWLEDGED, I, **Evelyn Johnson, Trustee of The Christie Lorene Bledsoe Trust,**
HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Barry A. Peterson**
HEREINAFTER CALLED THE GRANTEE, HIS 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 Lot Nos. 86 & 87 on the Plan of Harris Addition to Edgefield of record in Plat Book 2, Page 100, 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 a portion of the same property conveyed to Carl MacLeod and Evelyn Johnson, Trustees of the Christi Lorene Bledsoe Trust by Deed In Lieu of Foreclosure from Barry L. Brignac and wife, Hazel E. Brignac of record in Instrument No. 20110506-0034828, Register's Office for Davidson County, Tennessee, dated 5/4/2011 and recorded on 5/6/2011. The said Evelyn Johnson, Trustee, is acting as sole Trustee by Declaration dated June 27, 2013.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **528 North 2nd Street, 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 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 hand this the 26 day of July, 2013.

The Christie Lorene Bledsoe Trust

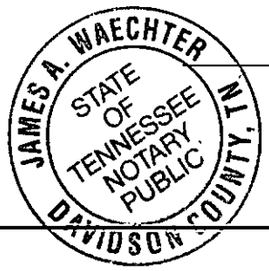
BY: _____
Evelyn Johnson, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Evelyn Johnson** with whom I am personally acquainted and who upon her oath acknowledged herself to be the **Trustee** of **The Christie Lorene Bledsoe Trust** the within named bargainor, and Trust, and that she as such Trustee, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Evelyn Johnson** as such **Trustee**.

Witness my hand and seal this the 26 day of July, 2013.

My Commission expires 1-9-16




Notary Public