BILL GARRETT, Davidson County
Trans:T20130067253 DEEDWARR
Recvd: 08/06/13 09:55 2 pgs
Fees:13.00 Taxes:712.44
20130806-0082072

PREPARED BY:
Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067

WARRANTY DEED

THIS INDENTURE is made and entered into this 31 day of July, 2013 by and between Celebration Homes, LLC, hereinafter referred to as GRANTOR, and John N. Davis, IV, _____ hereinafter referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES the following described property lying in City of Nashville, County of Davidson, State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 13 on the Final Subdivision Plat of Phase Two, Carrington Place, as of record in Instrument No. 201009230075756, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Celebration Homes, LLC, a Tennessee Limited Liability Company, by Warranty Deed from Corey Craig and Lloyd H. Craig and Randall B. Smith, dated January 7, 2013, recorded January 10, 2013, of record in Instrument 201301100003482, Register's Office for Davidson County, Tennessee.

Previously being part of the same property conveyed to Corey Craig, Lloyd H. Craig and Randall B. Smith, as tenants in common with rights of survivorship, by Warranty Deed from Robert Jerry Harper, Stephen Carter Harper, Gloria Faye Harper Boyles, William Ronald Carrington and Delores Elaine Carrington Bolling, dated March 27, 2006, recorded March 31, 2006, of record in Instrument 200603310036890, Register's Office for Davidson County, Tennessee.

This is [X]improved [ ]unimproved property known as: 3348 Brome Lane, Nashville, TN 37218

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Celebration Homes, LLC

By: _____
Corey Craig, Vice President

CORPORATE
STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Leah A Turner, a Notary Public of said State and County aforesaid, personally appeared **Corey Craig** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be **Vice President** of **Celebration Homes, LLC**, the within named bargainor, a corporation, and that he/she as such **Vice President**, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as **Vice President**.

Witness my hand and seal, at office in Franklin, this the 31 day of July, 2013.

Notary Public
My Commission Expires: My Commission Expires October 30, 2016

LEAH A. TURNER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Name and Address of Property Owner:
John N. Davis, IV
3348 Brome Lane,
Nashville, TN 37218

Send Tax Statements to:

First Bank
3500 Blue Lake Drive - Ste. 325
Birmingham, AL 35243

Map & Parcel 058100B03100CO

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Sumner

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is $192,550.00 which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this 31 day of July, 2013.

Notary Public

My Commission Expires: 8/23/16

LINDSEY G. BOSWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

RETURN TO:

Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067
13-1-235