THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Davidson
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 225,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF August, 2013 Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

MARGARET R. MEANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
November 4, 2013

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Bradford Robinson	Nations Lending Corporation	MAP 83-9
109 Lindsley Park Drive	4 Summit Park Dr., Ste. 200	PARCEL 462.00
Nashville, TN 37206	Independence, OH 44131	
(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, WE, **Thawnanrat Owen and Nannapas Sittattaporndech Lee, fka Nannapas Sittattaporndech**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David Bradford Robinson**

HEREINAFTER CALLED THE GRANTEES, THEIR 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 the northwesterly part of Lot NO. 10 on the Map of Lindsley Park addition as set out in Book 547, page 76, Registers office for Davidson County, Tennessee, described as follows: Beginning at a point in the easterly margin of Lindsley Park Drive, formerly Helen Street, 208.3 feet north of the northerly margin of Hilly Street; thence in an easterly direction 178.4 feet to a point 227.0 feet from the north margin of Holly Street; thence northwardly with the easterly line of Lot No. 10 80.0 feet to the southerly margin of an alley; thence westwardly along said alley 65.0 feet to a point; thence in a southerly direction 20.0 feet to a stake; thence in a westerly direction 154.0 feet to the easterly margin of Lindsley Park Drive; thence southwardly with the easterly margin of Lindsley Park drive; thence southwardly with the easterly margin of said Drive 57.2 feet to the beginning.

Being the same property conveyed to Thawnanrat Owen and daughter Nannapas Sittattaporndech, now known as Nannapas Sittattaporndech Lee, as Joint Tenants with right of survivorship by deed from Kimberly A. Baum, unmarried, as of record in Instrument No. 20071015-0122024, Registers office for Davidson County, Tennessee, dated October 10, 2007.

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.

BILL GARRETT, Davidson County
Trans:T20130067730 DEEDWARR
Recvd: 08/07/13 11:15 2 pgs
Fees:13.00 Taxes:832.50

20130807-0082755

This is () UNIMPROVED

(X) IMPROVED property known as **109 Lindsley Park Drive, Nashville, TN 37206.**

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 _____ hand( ) this the 31st day of July, 2013.

Thawnanrat Owen
TO.

NANNAPAS SITTATTAPORNDECH LEE BY ATTORNEY IN FACT.
Nannapas Sittattaporndech Lee by Thawnanrat Owen, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Thawnanrat Owen** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that SHE executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 31st day of July, 2013.

My Commission expires 10/18/16

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Thawnanrat Owen** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that SHE executed the within instrument on behalf of **Nannapas Sittattaporndech Lee**, as HER Attorney in Fact, as the free act and deed of the within named **Nannapas Sittattaporndech Lee**.

Witness my hand and official seal this the 31st day of July, 2013.

My Commission expires 10/18/16

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public