Return to:
DLO Title, LLC
256 Seaboard Lane, Suite F103
Franklin, TN 37067

BILL GARRETT, Davidson County
Trans:T20130070287 DEEDWARR
Recvd: 08/15/13 09:58 2 pgs
Fees:13.00 Taxes:527.25
20130815-0085733

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $142,500.00.

Alexis Perkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF August, 2013.

E. Mannix
Notary Public
MY COMMISSION EXPIRES: 1-6-15
File No. G13-7233D

E. MANNIX STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Beau Westley Hendrich and Beverly Hendrich, husband and wife (NAME)	New Owner (NAME)	95 2 89
237 Amherst Drive (STREET ADDRESS)	(STREET ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **Farrarstreet Inc.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Beau Westley Hendrich and Beverly Hendrich, husband and wife**, 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 Lot No. 96 on the plan of WALNUT GROVE SUBDIVISION, as shown by plat of record in Plat Book 2133, Page 87, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Farrarstreet Inc. from Urban Financial Group, Inc., by Special Warranty Deed dated February 4, 2013, as Instrument No. 201302190016300, in the Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 2133, page 87, Register's Office for Davidson County, Tennessee.

2. Restrictions as recorded in Book 2271, page 541, Register's Office for Davidson County, Tennessee.

3. Notice of Completion as recorded in Instrument No. 201307180074355, Register's Office for Davidson County, Tennessee.

The 2012 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 237 Amherst Drive, Nashville, TN 37214.

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. Whenever 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/our hand(s) this 14th day of August, 2013.

FARRARSTREET INC.

By: Donald C. Farrar, President — August 14, 2013
Donald C. Farrar, President — Date

FARRARSTREET INC.

By: Margaret M. Street, Treasurer — August 14, 2013
Margaret M. Street, Treasurer — Date

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Donald C. Farrar, President and Margaret M. Street, Treasurer for Farrarstreet Inc., with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the President and Treasurer of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 14th day of August, 2013.

My Commission Expires: 3/31/14

Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066