WARRANTY DEED

JOAN GRAVES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $425,000.00

Jamy Dunham Borda
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF August, 2013.

Notary Public

MY COMMISSION EXPIRES: 5 2014
(AFFIX SEAL)

G-BCS-13-4209

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jamy Dunham Borda (NAME)	New Owner (NAME)	
4209 Brush Hill Road (ADDRESS)	(ADDRESS)	**61-8-55.00**
Nashville, TN 37216 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we **ROBERT P. THOMPSON, II, CO-TRUSTEE, AND ROBERT P. THOMPSON, III, CO-TRUSTEE, T/U/W SANDRA L. THOMPSON, DECEASED,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **JAMY DUNHAM BORDA AND HERNAN SILVIO BORDA, WIFE AND HUSBAND,** hereinafter called the Grantee(s), their heirs and assigns, that 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. 10 OF BLOCK NO. 2 ON THE MAP OF A. J. MCGAUGHEY'S SECOND HAYSBORO SUBDIVISION, AS OF RECORD IN BOOK 547, PAGE 43, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 10 FRONTS 100 FEET ON THE WESTERLY SIDE OF BRUSH HILL ROAD AND EXTENDS BACK BETWEEN PARALLEL LINES 300 FEET TO A DEAD LINE, TOGETHER WITH ALL RIGHTS AND INTEREST IN A RESERVED STRIP LYING BETWEEN HAYSBORO DRIVE AND CUMBERLAND RIVER AS SET OUT IN DEED OF RECORD IN BOOK 821, PAGE 123, REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO ROBERT P. THOMPSON, II, CO-TRUSTEE, AND ROBERT P. THOMPSON, III, CO-TRUSTEE, T/U/W SANDRA L. THOMPSON, DECEASED, BY EXECUTOR'S QUITCLAIM DEED FROM ROBERT P. THOMPSON, II, EXECUTOR OF THE ESTATE OF SANDRA L. THOMPSON, DECEASED, RECORDED ON THE 23RD DAY OF AUGUST, 2010 IN INSTRUMENT NO. 20100823-0066700, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2013 PROPERTY TAXES AND SUBSEQUENT, WHICH ARE ASSUMED BY THE GRANTEE(S) HEREIN; B) INSTRUMENTS OF RECORD IN BOOK 7308, PAGE 777; PLAT BOOK 547, PAGE(S) 43; SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

THE SAID JUDY THOMPSON, SPOUSE OF ROBERT P. THOMPSON, II, JOINS HEREIN TO CONVEY ANY AND ALL MARITAL INTEREST SHE MAY HAVE IN THE ABOVE-DESCRIBED PROPERTY.

BILL GARRETT, Davidson County
Trans:T20130071700 DEEDWARR
Recvd: 08/20/13 10:00 2 pgs
Fees:13.00 Taxes:1572.50
20130820-0087482

This is
( ) unimproved
(X) improved
property known as **4209 Brush Hill Road Nashville, Tennessee 37216**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 12 day of August, 2013.

Sandra L. Thompson Trust

BY: _____ - T-R
Robert P. Thompson, II, Co-Trustee

BY: _____ III, TR
Robert P. Thompson, III, Co-Trustee

_____
Judy Thompson

STATE OF Tennessee
COUNTY OF Davidson

Before me personally appeared Robert P. Thompson, II, Co-Trustee, T/U/W Sandra L. Thompson, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 12 day of August, 2013.

_____
Notary Public
My Commission Expires:

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

STATE OF Tennessee
COUNTY OF Davidson

Before me personally appeared Robert P. Thompson, III, Co-Trustee, T/U/W Sandra L. Thompson, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 12 day of August, 2013.

_____
Notary Public
My Commission Expires:

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Judy Thompson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 12 day of August, 2013.

_____
Notary Public
My Commission Expires:

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212