Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #13-1299

BILL GARRETT, Davidson County
Trans:T20130071705 DEEDWARR
Recvd: 08/20/13 10:04 2 pgs
Fees:13.00 Taxes:1036.00
20130820-0087488

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kevin Terry, an unmarried man, and Celeste Lamberth, an unmarried woman, as Tenants in Common with Rights of Survivorship**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Eliza Rose Brock, unmarried, and Keith Adam Marcum, unmarried, as Tenants in Common with the Right of Survivorship**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Being the northwesterly 25 feet of the northeasterly 145 feet of Lot No. 23 and the southeasterly 30 feet of the northeasterly 145 feet of Lot No. 24, on the Changed Plan of a Subdivision of Lots Nos. 11 to 15, inclusive of Belmont Terrace Annex No. 1, as of record in Book 547, Page 99, Register's Office for said County.

Beginning at a point on the southwesterly margin of Gale Avenue, Extended, 190 feet southeast of the southeasterly margin of Bright-wood Avenue; thence with the southwesterly margin of Gale Avenue, Extended, southeasterly 55 feet; thence at right angles south-westerly 145 feet; thence at right angles northwesterly 55 feet; thence at right angles northeasterly 145 feet to the beginning. Included in the above referenced legal description but expressly excluded from this conveyance is that portion of the property conveyed to the State of Tennessee for the use and benefit of the Department of Transportation in Deed Book 4796, Page 55.

Being the same property conveyed to Kevin Terry, an unmarried man, and Celeste Lamberth, an unmarried woman, as tenants in common with rights of survivorship, by deed from Juanita Walker, unmarried, dated June 8, 2011, of record as Instrument No. 20110609-0044182 Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1711 Gale Lane, Nashville TN, 37212.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 15th day of August, 2013.

Kevin Terry

Celeste Lamberth by Kevin Terry as Attorney in Fact
Celeste Lamberth by Kevin Terry,
Attorney-in-Fact

State of Tennessee)
County of Davidson)

On this 15th day of August, 2013, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Kevin Terry, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5/20/14

ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

On this 15th day of August 2013, before me personally appeared Kevin Terry to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Celeste Lamberth acknowledged that such person executed the same as the free act and deed of Celeste Lamberth.

Notary Public

My Commission Expires: 5/20/14

ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 280,000.00.

Affiant

Sworn and subscribed before me on this the 15th day of August, 2013.

Notary Public

My Commission Expires: 10/15/2016

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Eliza Rose Brock	ACOPIA, LLC	117-8-59
1711 Gale Lane	306 Northcreek Blvd., #100	
Nashville, TN 37212	Goodlettsville, TN 37072	