File Box 8

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130075272 DEEDWARR
Recvd: 08/30/13 10:17 2 pgs
Fees:13.00 Taxes:477.30
20130830-0091746

MST 2013-0899

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $129,000.00

Affiant

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 1-24-2017

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 2013

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara L. Holt	The Mortgage Firm, Inc.	149 03 0D 001.00
(NAME)	(NAME)	
2503 Lakevilla Drive	921 Douglas Avenue, Suite 200	
(ADDRESS)	(ADDRESS)	
Nashville, TN37217	Altamonte Springs, FL 32714	
(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, **I Investments, LLC,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Barbara L. Holt,** 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. 4 on the Plan of the Final Plat of Edge-O-Lake Subdivision, Section 2, of record in Plat Instrument Number 20060912-0112736, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Mark A. Marshall by Quitclaim Deed from Murfreesboro Edge-O-Lake, LLC, of record at Instrument No. 20061017-0128586, Register's Office for Davidson County, Tennessee, dated October 6, 2006; and

Being the same property conveyed to I Investments, LLC, a Tennessee limited liability company by Deed from Mark A. Marshall, unmarried, of record at Instrument No. 20120628-0056647, Register's Office for Davidson County, Tennessee, dated June 27, 2012.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, 2013 tax a lien but not yet due and payable. Subject to all matters shown on the Plan of record as Instrument Number 20060912- 0112736, Register's Office of Davidson County, Tennessee Restrictions of record in Book 3679, Page 279, in the Register's Office for Davidson County, Tennessee, Stormwater detention agreement of record in Instrument Number 20060810-0098629, in the Register's Office for Davidson County, Tennessee. Easement for Sanitary sewer and/or storm drainage, water mains of record in Instrument Number 20060810-0098639, in the Register's Office for Davidson County, Tennessee. Drainage easement of record in Instrument Number 20041020-0126113, in the Register's Office for Davidson County, Tennessee.

This property, known as 2503 Lakevilla Drive, Nashville, TN 37217

(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 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 my/our hand(s) this 24th DAY OF Aug, 2013.

I Investments, LLC

BY: _____

Richard Innes, Sole Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Richard Innes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing instrument are true of his/her own knowledge, and who, upon oath, acknowledged himself/herself to be the Authorized Agent of the maker, and that s/he, acting in such capacity, and authorized so to do, executed the foregoing instrument in behalf of the maker, for the purposes therein contained.

Witness my hand and official seal at office, this 24th day of Aug, 2013.

_____
Notary Public

My commission expires:

7-5-16

YVETTE LYNN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON