Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Ste 150
Brentwood, TN 37027

CRT File No. 12102278

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $430,000.00.

Affiant

Subscribed and sworn to before me, this 30th day of August, 2013.

TARA JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires September 9, 2014

Notary Public
My Commission Expires:

BILL GARRETT, Davidson County
Trans:T20130077068 DEEDWARR
Recvd: 09/05/13 13:56 2 pgs
Fees:13.00 Taxes:1591.00
20130905-0093934

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
James B. Creason 1702 A 5th Avenue North, Unit 2 Nashville TN 37208	New Owner	Tax Parcel ID No. 082 -5-0G-002.00-CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Trust Development, LLC** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **James B. Creason, unmarried**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Unit 2, The Brownstones at 5 and G of record in Instrument Number 20110729-0058214, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Trust Development, LLC, a Tennessee limited liability company by Warranty Deed from DC Development, LLC of record at Instrument No. 20070112-0005436, Register's Office for Davidson County, Tennessee, dated January 10, 2011 and recorded on January 12, 2011.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Taxes for the year 2013 a lien, not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 21, Page 7, Register's Office for Davidson County, Tennessee.

Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Instrument Number 20110729-0058214, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any,

based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons

Declaration of Restrictions and Covenants for Stormwater Facilities and Systems of record in Instrument Number 20120207-0010885, in the Register's Office for Davidson County, Tennessee.

Subject to rights of others in and to the common areas and/or elements.

This is improved property located at 1702 A 5th Avenue North, Nashville TN 37208

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of August, 2013.

Trust Development, LLC by
James B Creason, Manager

STATE OF Tennessee)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, James B Creason, with whom I am personally acquainted, and who upon oath acknowledged himself to be the Manager of Trust Development LLC, a Tennessee limited liability company, the within named bargainor, and that he as such Manager, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as itsManager.

Witness my hand, at office, this 30th day of August, 2013.

Notary Public
My Commission Expires: _____

TARA JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires September 9, 2014