Return To: 13-0772
Four Star Title, LLC
2508 N. Mt. Juliet Road
Mt. Juliet, TN 37122

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE20TH DAY OF SEPTEMBER, 2013.

Notary Public

MY COMMISSION EXPIRES: MAY 5, 2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JESSICA BUSH	Acopia, LLC	**094-05-0-056.00**
(NAME) **940 SOUTH 13TH COURT**	(NAME) 306 Northcreek Blvd Ste 100	
(ADDRESS) **NASHVILLE, TN 37206**	(ADDRESS) Goodlettsville TN 37072	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans: T20130082692 DEEDWARR
Recvd: 09/24/13 14:32 2 pgs
Fees: 13.00 Taxes: 587.93
20130924-0100492

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **RARE EARTH PROPERTIES, A TENNESSEE GENERAL PARTNERSHIP**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JESSICA BUSH, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE, HER 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. 106, on the Plan of Section One Revised, Shelby Heights Subdivision, of record in Book 2330, page 171, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Rare Earth Properties, a Tennessee General Partnership, from Deutsche Bank National Trust Company, as Trustee for First Franklin Mortgage Loan Trust 2006-FF5, Mortgage Pass-Through Certificates, Series 2006-FF5 by Special Warranty Deed dated September 22, 2008 and recorded September 23, 2008 of record as Instrument No. 20080923-0096789, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters as shown on the Plan of record in Book 2330, page 171, and any and all other easements, conditions and restrictions of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as 940 SOUTH 13TH COURT, NASHVILLE, TN 37206
(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, her heirs and assigns forever; and we do covenant with the said GRANTEE 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, her 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 our hand(s) this 20th day of September, 2013.

RARE EARTH PROPERTIES

Oasis Property, LLC – Partner
By: Sheila F. Tidwell, Sole Member

Worldwide Properties, LLC- Partner
By: Connie M. Williams, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for said county and State, **Connie M. Williams**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the sole member of **WORLDWIDE PROPERTIES, LLC,** a Tennessee Limited Liability Company, and who, upon oath, acknowledged **WORLDWIDE PROPERTIES, LLC** to be a **GENERAL PARTNER OF RARE EARTH PROPERTIES,** the within-named bargainor, a Tennessee general partnership, and that as a constituent of the maker and being authorized by the maker or a constituent of the maker, executed this instrument on behalf of the maker.
Witness my hand and official seal at office this 20th day of September, 2013.

My Commission expires: May 5, 2015

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for said county and State, **Sheila F. Tidwell**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the sole member of **OASIS PROPERTY, LLC,** a Tennessee Limited Liability Company, and who, upon oath, acknowledged **OASIS PROPERTY, LLC** to be a **GENERAL PARTNER OF RARE EARTH PROPERTIES,** the within-named bargainor, a Tennessee general partnership, and that as a constituent of the maker and being authorized by the maker or a constituent of the maker, executed this instrument on behalf of the maker.
Witness my hand and official seal at office this 20th day of September, 2013.

My Commission expires: May 5, 2015

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public