This Instrument Prepared By
Murfree & Murfree, PLLC, Attorneys
805 S. Church Street, Suite 21
Murfreesboro, Tennessee 37130
From information furnished by the parties

When recorded return to:
Residential & Commercial Title Services
1720 West End Avenue, Suite 400
Nashville, TN. 37203
(615) 921-8684
File No. R131594

Name and Address of New Owner:

Michael A. Golden, et. ux
6629 Valleypark Drive
Nashville, TN 37221

Send Tax Bills To:

Acopia, LLC
306 Northcreek Blvd, Ste 100
Goodlettsville, TN 37072

Tax Map 083L; Group A; Parcel 021.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

FOR AND IN THE CONSIDERATION of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **LAND DEVELOPMENT.COM, INC.**, a Tennessee Corporation, has this day bargained and sold and does hereby transfer and convey unto **MICHAEL A. GOLDEN and REBECCA GOLDEN, husband and wife**, their heirs and assigns, forever, the following described real estate situated in the Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 55 on the Plan of Riverwalk, Phase 1A, Section I, and Phase 1B, Section I, a Planned Unit Development, as of record under Instrument No. 20011026-0117231, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Land Development.Com, Inc., by deed of record in Instrument No. 20130722-0075297, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to (1) Property taxes for the year 2014, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTOR paying their prorated share thereof to GRANTEE who will be responsible for payment of said taxes. (2) all applicable zoning ordinances (3) utility, sewer, drainage and other easements of record, (4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (5) building restrictions, and (6) other matters of public record.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said grantees their heirs and assigns, forever.

The undersigned covenants with the said grantee that it is lawfully seized and possessed of said real estate; that it has a good and lawful right to convey the same and that the same is unencumbered, except the 2013 property taxes, which have been

BILL GARRETT, Davidson County
Trans:T20130085758 DEEDWARR
Recvd: 10/03/13 15:22 2 pgs
Fees:13.00 Taxes:951.64
20131003-0104148

prorated between the parties.

The undersigned further covenants and binds itself, its successors and representatives, to forever warrant and defend the title to said real estate unto the said grantee as trustee with full power to sell, his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS THE HAND OF THE UNDERSIGNED on this the 2nd day of October, 2013.

LAND DEVELOPMENT.COM, INC.

By: _____
Ardavan Afrakhteh, President

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, Ardavan Afrakhteh, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of LAND DEVELOPMENT.COM, INC., the within named bargainor, a Tennessee Corporation, and he as such President being authorized so to do, executed the foregoing instrument (DEED) for the purposes therein contained by signing the name of the Corporation by himself as such President.

WITNESS MY HAND and official seal at my office on this the 2nd day of October, 2013.

_____
Notary Public

My commission expires: 5/20/17

DANIELLE MARIE CRANE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $257,200.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Sworn to and subscribed before me,
this 2nd day of October, 2013.

_____
Notary Public

My commission expires: 12/21/2015

TINA HAWKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY SUMNER