Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $700,000.00

Affiant

Subscribed and sworn to before me, this 9th day of October, 2013.

Notary Public
My commission expires: 11/3/15

ETTA CARTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

BILL GARRETT, Davidson County
Trans:T20130088364 DEEDWARR
Recvd: 10/14/13 09:49 2 pgs
Fees:13.00 Taxes:2590.00
20131014-0107154

Address of New Owner:	Send Tax Bills to:	Tax Information
Britnie Turner	Pinnacle Bank	~~9428501~~
1711 Sevier Street	150 3rd Avenue South, Suite 900	094-02-0
Nashville, TN 37206	Nashville, TN 37201	085.01

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Aerial Investment Properties, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to **Britnie Turner, an unmarried woman,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 1, GARAFOLA ACRES, REVISION 1, as shown on plat of recorded in Instrument No. 201100328-0030721, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Aerial Investment Properties, LLC, by Warranty Deed from JGLAC, LLC, dated April 1, 2013 and filed in Instrument Number 20130405-0033727, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to the following:

a. Right or claims of parties in possession not shown by the Public Records;
b. Taxes for the year 2013, a lien, not yet due and payable;
c. Matters shown on plat of record as Instrument No. 20130328-0030721, Register's Office for Davidson County, Tennessee.

This property is improved property known as **1711 Sevier Street, Nashville, TN 37206.**

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this the 9th day of October, 2013.

Aerial Investment Properties, LLC
A Tennessee limited liability company

By: _____
Trey Cain
Its: Authorized Representative

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Trey Cain**, 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 **Authorized Representative** (or other officer authorized to execute the instrument) of **Aerial Investment Properties, LLC**, the within named bargainor, a Tennessee limited liability company, and that such as officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the limited liability company as **Authorized Representative** (or other authorized officer).

Witness my hand, at office, this 9th day of October, 2013.

_____
Notary Public

My commission expires: 9-9-2014

File Number: 2013082729

ANNETTE J. SCUTELLA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT 9, 2014