WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130094388 DEEDWARR
Recvd: 11/05/13 09:17 2 pgs
Fees:13.00 Taxes:462.50
20131105-0114612

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 23rd day of October, 2013

Ruth B. Smith
Notary Public

MY COMMISSION EXPIRES: 3-7-2017
(AFFIX SEAL)

My Commission Expires MAR. 7, 2017

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Integrity Management Group, LLC	New Owner	104-01-0435.00
(NAME)	(NAME)	
2550 Meridian Blvd., #200		
(ADDRESS)	(ADDRESS)	
Franklin TN 37067		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, I, **Leonard Daniel Hamby, unmarried**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Integrity Management Group, LLC, a Tennessee limited liability company**, hereinafter called the Grantee, its successors 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. 33 and the south 16 feet of Lot No. 34 on the Map of West Dale, as of record in Book 547, page 50, Register's Office for said county.

Said Lot No. 33 and the south part of Lot 34 front together 66 feet on the easterly side of 37th Avenue North, formerly Pilcher Avenue, and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to Leonard Daniel Hamby by deed dated August 16, 1996 from Nita Hamby and filed of record in May 5, 1997 in Book 10440, page 889, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved X property, known as 194 37th Avenue, Nashville, TN 37209

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, has 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 our hands this **23rd** day of **October, 2013**

Leonard Daniel Hamby by Dara Marita Ashworth, Attorney in fact

Leonard Daniel Hamby by Dara Marita Ashworth Attorney In Fact

STATE OF GEORGIA
COUNTY OF DeKalb

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Dara Marita Ashworth, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Leonard Daniel Hamby, as his Attorney In Fact, under Power of Attorney bearing Instrument No. 20130726-0077716, Register's Office for Davidson County, Tennessee, and who acknowledged the execution of the same to be the free act and deed of Leonard Daniel Hamby, under said Power of Attorney.

Witness my hand and official seal ~~at office in Franklin, Tennessee~~ in Decatur Ga, this the 23rd day of October, 2013.

Notary Public

My Commission Expires:
Feb. 12, 2017

ANITA SMITH NOTARY PUBLIC Exp. Feb. 12, 2017 DEKALB COUNTY, GA