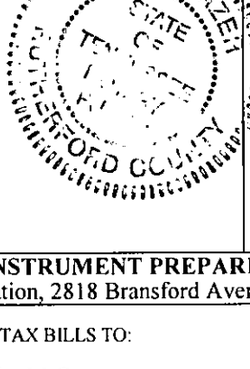
WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130097458 DEEDWARR
Recvd: 11/15/13 10:31 2 pgs
Fees:13.00 Taxes:395.90

20131115-0118236



STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $107,000.00.

Affiant

Subscribed and sworn to before me this 7th day of November, 2013

Notary Public
My Commission expires: 8/16/14
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Wodora D. Stapp	Acopia, LLC	83-1-444
918 Emmett Avenue	306 Northcreek Blvd. Suite 100	
Nashville, TN 37206	Goodlettsville, TN 37072	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Fed Development, LLC**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Wodora D. Stapp, an unmarried woman**, her heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 1-A Zone Lot Division of Lots 1, 2 and 3 on the Plan of Granada Place, Section 2, as shown on plat of record in Plat Book 6200, Page 157, amending Plat Book 4660, Page 197, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Fed Development, LLC, from The Bank of New York Mellon Trust Company, National Association FKA The Bank of New York Trust Company, N.A. successor to JP Morgan Chase Bank N.A. Ramp 2006-RS4, by deed on June 19, 2013, of record in Instrument Number 20130624-0064831, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2014 and subsequent years a lien, but not yet due and payable.
- Subject to all matters as shown on the Plan of record in Plat Book 6200, Page 157, amending Plat Book 4660, Page 197, Register's Office for Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 6200, Page 157, Register's Office for Davidson County, Tennessee.
- Amendment and Change of Setback Line of record in Book 5639, Page 853, Register's Office for Davidson County, Tennessee.

This is improved property known as: **918 Emmett Avenue, Nashville, TN 37206**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 November 7, 2013.

Fed Development, LLC

Managing member

By Edward Fedorovich, Managing Member

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Edward Fedorvich, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Managing Member (or other officer authorized to execute the instrument) of Fed Development, LLC, the within named bargainor, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the limited liability company as Managing Member.

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC My Commission Expires: 1-6-14

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY