Box 14

WARRANTY DEED	State of Tennessee County of Davidson
25536-3 BILL GARRETT, Davidson County Trans:T20130102111 DEEDWARR Recvd: 12/05/13 09:00 2 pgs Fees:13.00 Taxes:508.75 20131205-0123825	The actual consideration or value, whichever is greater, for this transfer is $137,500.00. Affiant Subscribed and sworn to before me, this the 3rd day of December, 2013. Notary Public My commission expires: 9-19-16 (AFFIX SEAL) KATHY JAND STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Mark Kozevski	**NEW OWNER**	**Map 172-12-0-D, Parcel 437.00CO**
7234 Althorp Way #U-9		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Thomas A. Ekman, unmarried

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Mark Kozevski, unmarried

HEREINAFTER CALLED THE GRANTEE, HIS 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 Unit U-9 as shown on Exhibit B1 and B6 to the Supplemental Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood of Lenox Village, a Traditional Neighborhood Development, Annexing Additional Property to the Town Center Homes, a Horizontal Property Regime and Residential Neighborhood (Section Two, The Town Center Homes) of record in Instrument No. 20050324-0032209, as amended and shown as Exhibit A and B-2 of Instrument No. 20050815-0096405, in the Register's Office for Davidson County, Tennessee. Also being a part of the same property shown on the Plan of Section 2, the Town Center Homes at Lenox Village, of record in Instrument No. 20050322-0031182, revised in Instrument No. 20061103-0136911, said Register's Office.

Being the same property conveyed to Thomas A. Ekman, unmarried, by Warranty Deed from Mark Neubauer and Monica Neubauer, husband and wife, of record in Instrument No. 20060518-0058480, Register's Office for Davidson County, Tennessee.

THE conveyance of the above described parcel of land is subject to the following:

1) The Plan of record in Instrument No. 20050322-0031182 and as Exhibit B1 and B6 of Instrument No. 20050324-0032209, as amended by Instrument No. 20050815-0096405 and as shown as Exhibit A & B-2, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein.

2) Master Deed Restrictions of record as Instrument No. 20020315-0032825, said Register's Office.

3) Declaration of Charter Easements, Covenants and Restrictions for the Residential Neighborhood of record as Instrument No. 20020315-0032826, as made applicable by Supplemental Declaration of Charter of record in Instrument No. 20050324-0032209.

4) Special Covenants and Restrictions for the Town Center Homes at Lenox Village and other Common Maintenance Parcels as set out as Exhibit "C" to the instrument of record as instrument No. 20031212-017842, Register's Office for Davidson County, Tennessee and made applicable to the subject property by Instrument No. 20050324-0032209, said Register's Office and further amended in Instrument No. 20050815-0096405, Register's Office of Davidson County, Tennessee

5) Charter of the Lenox Village Town Center Association, Inc., of record in Instrument No. 20031016-0153550, said Register's Office.

6) Stormwater Detention Agreement granted to the Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 7361, Page 230 and as Instrument No. 20020408-0042676, said Register's Office.

7) Easement for Sanitary Sewer, Water Mains and Appurtenances of record in Instrument No. 20011129-0130322, said Register's Office.

8) Easement for sanitary sewers and/or storm drainage, water mains and appurtenances of record in Instrument No. 20030923-0140666, said Register's Office.

9) Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

10) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved (_x___) Unimproved (____) property, known as: **7234 Althorp Way #U-9 , Nashville, TN 37211**

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 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 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 my/our hand(s) this **3rd** day of **December, 2013.**

Thomas A. Ekman

Thomas A. Ekman

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, **Thomas A. Ekman,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **3rd** day of **December, 2013.**

Notary Public

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

My Commission Expires:_____