This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans: T20140000769 DEEDWARR
Recvd: 01/06/14 08:56 2 pgs
Fees: 13.00 Taxes: 303.40
20140106-0000977

TARA MICHELLE TOLBERT
STATE OF TENNESSEE
NOTARY PUBLIC
DeKALB COUNTY

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ DeKalb

The actual consideration or value, whichever is greater is $82,000.00.

Cheryl Vance
Affiant

Subscribed and sworn before me this the 30th day of December, 2013.

Tara Michelle Tolbert
Notary Public
My commission expires: 10/18/17

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Urban Properties, LLC 618 South 12th Street Nashville, TN 37206	Urban Properties, LLC 1017 Burchwood Avenue Nashville, TN 37216	94-1-51

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, STEVE DESOTO AND WIFE, STACY DESOTO, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to URBAN PROPERTIES, LLC, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

A tract or parcel of land, together with all improvements and appurtenances thereunto belonging, situated and lying in the State of Tennessee, County of Davidson, and more particularly described as follows:

Being Lot No. 43 on the Plan of Rayne, Blakemore Cummins Addition to Nashville, as of record in Book 57, page 70, Register's Office for Davidson County, described as follows: Said Lot No. 43 fronts 50 feet on the westerly side of 12th Street and runs back between parallel lines 161 feet to an alley.

Being the same property conveyed to Steve DeSoto by Warranty Deed from Gerald A. Gibbons, single, dated September 20, 2013, of record in Instrument No. 20130927-0101933, Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

Stacy DeSoto joins in to convey any marital interest she may have in the property.

THIS IS __X__ IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 618 South 12th 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 Grantees, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 30th day of December, 2013.

Steve DeSoto

Stacy DeSoto

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Steve DeSoto and Stacy Desoto, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of December, 2013.

My commission expires: 9/9/14

Notary Public

