BILL GARRETT, Davidson County
Trans:T20140000791 DEEDWARR
Recvd: 01/06/14 09:28 2 pgs
Fees:13.00 Taxes:384.80
20140106-0001012

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Sumner (15)

The actual consideration or value, whichever is greater, for this transfer is 104,000.00

Affiant

Subscribed and sworn to before me, this 12th day of December, 2013.

Notary Public

My commission expires: 8/23/14

LINDSEY G. BOSWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4711 TROUSDALE DRIVE, STE 120
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
TAYLOR PROPERTIES I, LLC	NEW OWNER	135120B04900CO
2062 NASHBORO BLVD.	PO BOX 7215	
NASHVILLE, TN 37217	SPRECKELS, CA 93962	

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

TRACY A. ROBERTSON, TRUSTEE UNDER THE TRACY A. ROBERTSON TRUST DECLARATION EXECUTED JULY 20, 2011

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

TAYLOR PROPERTIES I, LLC

HEREINAFTER CALLED THE GRANTEES, THEIR 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 Lot & Unit No. 49, on the plan of Horizontal Property Regime, Private Element Plat, Nashboro Village, Tract 7, of record in Plat Book 11700, page 49 and 50, Register's Office for Davidson County, to which is hereby made reference for a more complete and accurate description.

BEING THE SAME PROPERTY CONVEYED TO TRACY A. ROBERTSON, TRUSTEE UNDER THE TRACY A. ROBERTSON TRUST DECLARATION EXECUTED JULY 20, 2011, BY QUITCLAIM DEED FROM TRACY ANN ROBERTSON, DATED 08/10/2011 AND RECORDED ON 09/12/2011 IN INSTRUMENT NUMBER 20110912-0070273, SAID REGISTER'S OFFICE FOR SAID COUNTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (_____) property known as 2062 NASHBORO BLVD., NASHVILLE, TN 37217.

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, have a good right to convey it and the same in 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 12th day of December, 2013.

Tracy A. Robertson, Trustee

TRACY A. ROBERTSON,
TRUSTEE UNDER THE TRACY A. ROBERTSON
TRUST DECLARATION EXECUTED JULY 20, 2011

STATE OF Missouri
COUNTY OF Jackson

Personally appeared before me, a Notary Public of said County and State, **TRACY A. ROBERTSON, TRUSTEE UNDER THE TRACY A. ROBERTSON TRUST DECLARATION EXECUTED JULY 20, 2011,** the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of December, 2013.

Notary Public

My Commission Expires: 09-13-2015

FRANKIE DEAN TOMLINSON
Notary Public, State of Missouri
Jackson County
Commission # 11240146
My Commission Expires September 13, 2015