RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, Tennessee 37027

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140008936 DEEDWARR
Recvd: 02/07/14 10:01 2 pgs
Fees:13.00 Taxes:703.00
20140207-0010913

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $190,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of January, 2014.

NOTARY PUBLIC

My commission expires: 12/23/2014

LESLIE GARSIDE STATE OF TENNESSEE NOTARY PUBLIC MADISON COUNTY

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bamboo, LLC 2550 Meridian Blvd., Ste. 350 Franklin, TN 37067	Same address as new owner	117040292.00

FOR AND IN CONSIDERATION of the sum of One Hundred Ninety Thousand and 00/100 Dollars ($190,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **JOHN ENGLISH AND DELINDA ENGLISH (F/K/A DELINDA MCNUTT), HUSBAND AND WIFE**, hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto, **BAMBOO, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, hereinafter called the Grantee, its successors and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot No. 96 on the Plan of Victoria Place, recorded in Book 332, page 10, R.O.D.C., Tennessee.

Said Lot No. 96 fronts 56.9 feet on the south side of Kirkwood Avenue, running back between parallel lines 122.6' more or less to an alley.

Being the same property conveyed to John English and Delinda McNutt, by Installment Deed from Sam Knight and wife, Angie Knight, dated 5/16/1988, recorded 6/1/1988, of record in Book 7558, page 725, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 1521 Kirkwood Avenue, Nashville, TN 37212, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, its successors and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2014 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, its succesosrs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 27th day of January, 2014.

JOHN ENGLISH

DELINDA ENGLISH

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public, John English and Delinda English, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 27th day of January, 2014.

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
MADISON COUNTY

Notary Public

My commission expires: 12/23/2014