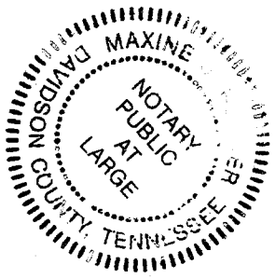
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER $4,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE **February 19, 2014**

Notary Public

MY COMMISSION EXPIRES: MAR 0 8 2016

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Logos Realty Closing Services, Inc.
215 2nd Ave. North
Nashville, TN 37201

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dawkins Contracting, LLC	Dawkins Contracting, LLC	081-02-0-073.00
(NAME)	(NAME)	
2318 24th Ave. North	815 Old Dickerson Pike	
(ADDRESS)	(ADDRESS)	
Nashville, TN, 37208	Goodlettsville, TN 37072	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 02/24/14 13:36 2 pgs
Fees:13.00 Taxes:14.80
20140224-0015588

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I **HEIR AT LAW OF ROOSEVELT AUSTIN,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Dawkins Contracting, LLC,** HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land being located in Davidson County, Tennessee, being the southerly 23 feet of Lot No. 151 and the northerly 12 feet of Lot No. 150, Buena Vista Heights Addition to Nashville, a Plan of which is of record in Book 161, page 19, Register's Office for said County.

Said parts of Lot No. 151 and 150 front together 41 feet on the easterly side of Twenty Fourth Avenue North, formerly Dudley Avenue, and extend back between parallel line 150 feet more or less, to an alley

Being the same property conveyed to ROOSEVELT AUSTIN AND WIFE, LUCILLE MILLER AUSTIN, by deed from ALBERT CARNEY AND WIFE OPHELIA CARNEY, of record in Book 2088, page 218, dated June 14, 1952, said Register's Office. The said Lucile Austin having predeceased Roosevelt Austin on or about May 1, 1978. The said Roosevelt Austin having died intestate on or about June 23, 2007.

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 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 19th day of **February**, 2014.

Aloma Westmoreland, HEIR AT LAW OF ROOSEVELT, Seller

STATE of Tennessee
COUNTY of Davidson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Aloma Westmoreland, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official Seal this **19th day of February, 2014.**

My Commission Expires: MAR 0 8 2016

Notary Public

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Please return to
Logos Realty Closing Services, Inc.
215 2nd Ave. North
Nashville, TN 37201

Certificate of Authenticity

I, Jennifer C. Cole do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer C. Cole who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires: MAR 0 8 2016

Notary's Seal (If on paper)