Prepared by:
Realty Title & Escrow Company, Inc.
206 A Cool Springs Blvd., Suite 106
Franklin, TN 37067

BILL GARRETT, Davidson County
Trans:T20140016069 DEEDWARR
Recvd: 03/10/14 10:56 2 pgs
Fees:13.00 Taxes:314.50
20140310-0019816

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $85,000.00

Affiant

Subscribed and sworn to before me, this 28th day of February, 2014.

Notary Public
My commission expires: SEP 2 0 2015

KRISTEN M. TRAINI
Notary Public At Largo
SUMNER COUNTY, TENN.

07-1305-85158

Address of New Owner:	Send Tax Bills to:	Tax Information
Taylor Properties I, LLC P.O.Box 7215 Spreckels, CA 93962	NEW OWNER	35-08-0-B- 006.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Kathleen D. Allen, a single woman, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Taylor Properties I, LLC, hereinafter called the Grantees, their successors 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 No. 110, on the Plan of Lake Ridge Village, a Horizontal Property Regime with Private Elements, as shown as Exhibit "C" to the Declaration of Covenants, Conditions, and Restrictions for Lake Ridge Village, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20040210-0016203, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kathleen D. Allen, unmarried by deed from NVR, Inc., a Virginia corporation T/A Fox Ridge Homes, dated August 27, 2004, recorded September 2, 2004, of record in Instrument No. 20040902-0106580, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3030 Ned Shelton Rd #110, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 27 day of February, 2014.

Kathleen D. Allen

Kathleen D. Allen

STATE OF Ohio
COUNTY OF Hamilton

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kathleen D. Allen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in office, this 27 day of February, 2014.

Notary Public

My Commission expires: 01-12-2016



Megan Conners
Notary Public, State of Ohio
My Commission Expires 01-12-2016