BILL GARRETT, Davidson County
Trans:T20140031557 DEEDWARR
Recvd: 05/07/14 12:03 2 pgs
Fees:13.00 Taxes:364.31
20140507-0038981

Warranty Deed

ROBIN S. EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $98,461.00. Affiant Subscribed and sworn to before me, this the 2nd day of May, 2014. Notary Public My commission expires: 2/4/2015

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Reginald N. Hall	First Community Mortgage, Inc.	
1714 Saint Louis St.	275 Robert Rose Drive	08107017200
Nashville, TN 37208	Murfreesboro, TN 37129	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **PUUSH MANAGEMENT LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **REGINALD N. HALL, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 No. 42 on the Plan of George Shields 2nd Addition to North Nashville, of record in Book 57, Page 146, Register's Office for Davidson County, Tennessee, described as follows:
Said Lot No. 42 fronts 50 feet on the north side of St. Louis Street, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Johnny Burroughs and wife, Linda Burroughs, by Quitclaim Deed from Wilson Enterprises, Inc., of record in Instrument No. 20031230-0183665 Register's Office for Davidson County, Tennessee, dated December 23, 2003, and recorded on December 30, 2003.

Being the same property conveyed to Nancy Ryans by Quitclaim Deed from Johnny Burroughs and wife, Linda Burroughs, of record in Instrument No. 20130207-0012882 Register's Office for Davidson County, Tennessee, dated January 27, 2013, and recorded on February 7, 2013.

Being the same property conveyed to Puush Management Company by Warranty Deed from Nancy Ryans of record in Instrument No. 20130207-0012883 Register's Office for Davidson County, Tennessee, dated February 1, 2013, and recorded on February 7, 2013. This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 1714 Saint Louis St., Nashville, TN 37208.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forev r defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 2nd day of May, 2014.

Puush Management LLC, a Tennessee Limited Liability Company

By: _____
Name: Santwon Townsend
Title: Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Santwon Townsend, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Sole Member of Prime Nashville, a LLC, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 2nd day of May, 2014.

_____
Notary Public

My Commission Expires:

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2017