WARRANTY DEED	STATE OF TENNESSEE, COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $257,399.00. Affiant Subscribed and sworn to me on May 16, 2014. NOTARY PUBLIC NOTARY PUBLIC Patrick H. Poole My Commission Expires July 3, 2015 STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY:
Richard W. Sebastian
ORTALE, KELLEY, HERBERT & CRAWFORD
330 Commerce Street, Suite 110
Nashville, TN 37201
Our File #26775SP

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Nadia M. Boyd 5524 Prada Drive Brentwood, TN 37027	Everett Financial, Inc. dba Supreme Lending 14801 Quorum Drive, #300 Dallas, TX 75254	181-10-E-061CO

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Regent Homes, LLC, a Tennessee Limited Liability Company, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Nadia M. Boyd, unmarried, hereinafter called **"GRANTEE,"** her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 61 on the Plat of High Point, Phase 1, Section 4, of record as Instrument No. 20130103-0000636, in the Register's Office for Davidson County, Tennessee, to which reference is made for a more complete and accurate description.
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> Being part of the same property conveyed to Regent Homes, LLC, a Tennessee limited liability company, by Warranty Deed from Regent Highpoint, LLC, a Tennessee limited liability company, dated July 24, 2013, filed for record on August 2, 2013, in Instrument Number 20130802-0081030, Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to the following:

1. 2014 Davidson County taxes which have been prorated by the parties and assumed by the Grantee.
2. Subject to all matters shown on Plan of High Point, Phase One, Section Four of record in Instrument Number 20130103-0000636, Register's Office for Davidson County, Tennessee.

BILL GARRETT, Davidson County
Trans:T20140035221 DEEDWARR
Recvd: 05/20/14 15:03 3 pgs
Fees:18.00 Taxes:952.38
20140520-0043477

3. Subject toDeclaration of Covenants, Conditions and Restrictions for High Point, of record in Instrument Number 20110603-0042709, revised by Instrument Number 20120119-0005431 and Instrument Number 20120912-0082818 and made applicable by Instrument Number 20130820-0087853, Register's Office for Davidson County, Tennessee.
4. A non-exclusive Access Easement crossing portion of Highpoint Investors, LLC, property, shown in vesting Deed recorded as Instrument Number 20080214-0014939, Register's Office for Davidson County, Tennessee.
5. Inspection and Maintenance Agreement for Private Stormwater Management Facilities recorded as Instrument Number 20090309-00204070, Register's Office for Davidson County, Tennessee.
6. Easement for Detention/Water Quality Ponds, Water Quality Unit, Storm Drainage and/or Appurtenances of record in Instrument Number 20090309-0020488, Register's Office for Davidson County, Tennessee.
7. Grant of Easement to Comcast of Nashville I, LLC of record in Instrument Number 20090714-0065912, Register's Office for Davidson County, Tennessee.
8. Easement for Detention/Water Quality Ponds, Water Quality Unit, Storm Drainage and/or Appurtenances recorded in Insrument Number 20090309-0020517, Register's Office for Davidson County, Tennessee.
9. Easement for Sanitary Sewer, Water Lines and Appurtenances recorded as Instrument Number 20110411-0027748, Register's Office for Davidson County, Tennessee.
10. Obligations as set forth in the Sanitary Sewers, Drainage Flow and Appurtenances Agreement recorded as Instrument Number 20090805-0073466, Register's Office for Davidson County, Tennessee.
11. Charter of High Point Homeowners Association, Inc. of record in Instrument Number 20100113-0003233, Register's Office for Davidson County, Tennessee.
12. Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

This property is also known as improved property located at 5524 Prada Drive, Brentwood, TN 37027.

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, her heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 our hands on May 16, 2014.

REGENT HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY:

By: _____
Richard W. Sebastian, Authorized Representative

STATE OF TENNESSEE, COUNTY OF DAVIDSON

Before me, the undersigned authority, of the State and County aforesaid, personally appeared Richard W. Sebastian, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, swore to and acknowledged himself to be the Authorized Representative of Regent Homes, LLC, the within named bargainor, and that he as such Authorized Representative executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as Authorized Representative.

Witness my hand, at office, on May 16, 2014.

NOTARY PUBLIC

MICHELLE MARIE MONTAGUE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
AT LARGE
Michelle Marie Montague
My Commission Expires
May 20, 2014
STATE OF TENNESSEE

My Commission Expires: _____