This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is ~~$140,000~~.00.

Affiant

Subscribed and sworn before me this the 15th day of May, 2014.

Notary Public
My commission expires: 2/24/18

JENNIFER CROWELL
NOTARY PUBLIC
STATE OF TENNESSEE
LEWIS COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Aquila Properties, LLC 914 Ireland Street Nashville, TN 37208	CASH New Owner	081-16-0-605.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, LAUREN STALNECKER, A SINGLE MAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to AQUILA PROPERTIES, LLC, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Being Lot No. 24 on the Plan of B.W. Hall's Addition (also known as B. W. Hall's Subdivision), as of record in Plat Book 17, page 261, Register's Office for Davidson County, Tennessee, said lot fronting 57 1/2 feet on the east side of 11th Avenue North formerly Cumberland Street, and running back 150 feet to an alley on which said lot fronts 47 1/2 feet.

Being the same property conveyed to Lauran Stalnecker, a Single Man, by Warranty Deed from Nathan Skeba, dated February 15, 2006, of record in Instrument No. 20060223-0221287, Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS __X__ IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 1012 11th Ave North, 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 Grantees, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 the 15th day of May, 2014.

Lauren Stalnecker
By Jay Nelson His Attorney In Fact his atty in fact

BILL GARRETT, Davidson County
Trans:T20140035498 DEEDWARR
Recvd: 05/21/14 12:13 2 pgs
Fees:13.00 Taxes:518.00
20140521-0043785

STATE OF TN
COUNTY OF Williamson

On this 15th day of May, 2014, before me, the undersigned Notary Public in and for said County and State, personally appeared Jay Nelson with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Lauren Stalnecker, by Specific Power of Attorney dated May 13, 2014, and who acknowledged that he executed the same as the free act and deed of Lauren Stalnecker.

Witness my hand and official seal this 15th day of May, 2014.

My Commission Expires: 9/9/14

Notary Public

CAVAN K. MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY