BILL GARRETT, Davidson County
Trans:T20140040995 DEEDWARR
Recvd: 06/11/14 08:45 2 pgs
Fees:13.00 Taxes:444.00
20140611-0050595

WARRANTY DEED

BR14-7480

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,000.00

Affiant

Subscribed and sworn to before me, this 6th DAY OF June, 2014.

Notary Public

MY COMMISSION EXPIRES: 2/19/18

(AFFIX SEAL)

JANET S. HINRICHS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SHELBY

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BTRA V, LLC	BTRA V, LLC	
5001 Plaza on the Lake, Ste 200 (ADDRESS)	(NAME) 5001 Plaza on the Lake, Ste 200 (ADDRESS)	
Austin, TX 78746 (CITY) (STATE) (ZIP)	Austin, TX 78746 (CITY) (STATE) (ZIP)	182-06A-166.00CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we BEN CARRAWAY AND WIFE, JUDITH CARRAWAY, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BTRA V, LLC, hereinafter called the Grantee(s), their heirs and assigns, that 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. 163 on the Plan of Final Plat, Old Hickory Hills, Phase Two - Section One, of record in Plat at Instrument No. 20030623-0086188, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Ben Carraway and wife, Judith Carraway by Warranty Deed from Greenvale Construction, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20040317-0030036, Register's Office for Davidson County, Tennessee, dated March 15, 2004 and recorded on March 17, 2004.

This conveyance is subject to A) property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Instruments of record in Plat Book 20030623-0086188, Instrument No. 20020116-0006750 and amended in Instrument No. 20101116-0091730, Instrument No. 20020123-0009417, Instrument No. 20081219-0121385, Instrument No. 20010306-0021333, Instrument No. 20001030-0107214, Instrument No. 20020123-0009339, Instrument No. 20030226-0025749, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 7480 Maggie Drive, Antioch, Tennessee 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 6th day of June, 2014.

Ben Carraway

Judith Carraway

STATE OF Tennessee
COUNTY OF Davidson

On this the 6 day of June, 2014, before me personally appeared Ben Carraway and wife, Judith Carraway to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 6 day of June, 2014.

Robyn Dubray
Notary Public

My Commission Expires: 2/21/2017

(SEAL)



RETURN TO:

SUMMIT TITLE & ESCROW
8583 Cordes Circle
Germantown, TN 38139