WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/30/14 14:53 2 pgs
Fees:13.00 Taxes:410.70
20140630-0057294

CARL E. DUNPHY II STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $111,000.00.

Affiant

Subscribed and sworn to before me this 30th day of June, 2014

Notary Public
My Commission expires: 1-6-2015
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Gregory C. Brink	SAME	107-05-0-212.00 107-05-0-236.00
5647 Stanford Ave		
Dallas, TX 75209		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Andy Maloney, as Trustee for The Valley Grove Trust**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Gregory C. Brink**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Tract 1: 800 Elissa Drive:
Being Lot No. 260 on the plan of Belair, Section Two, of record in Book 2900, pages 29, 30, 31 and 32, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 260, which is a corner lot, fronts 79.5 feet on the easterly margin of Elissa Drive and fronts 108.3 feet on the southerly margin of Karen Drive, said frontages being joined by a curve having a length of 32.9 feet, and extends back 79.0 feet on the easterly line and 97.0 feet on the southerly line to a point of intersection.

Tract 2: 1908 Louanne Drive:
Being Lot No. 267 on the plan of Bel-Air Subdivision, Section 2, of record in Book 2900, pages 29, 30, 31 and 32, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being of the same properties conveyed to Andy Maloney, as Trustee for The Valley Grove Trust by Deed from Vonnie Faye Degges, on June 6, 2014, of record in Instrument Number 20140613-0051576, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

Tract 1:

- Subject to all matters as shown on the Plan of record in Book 2900, page 29, 30, 31 and 32, Register's Office Davidson County, Tennessee.

Tract 2:

- Subject to all matters as shown on the Plan of record in Book 2900, page 29, 30, 31 and 32, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 2964, page 1; and Book 3096, page 485, Register's Office for Davidson County, Tennessee.

This is improved property known as: **800 Elissa Drive, Nashville, TN 37217**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 this June 30, 2014.

The Valley Grove Trust

By Andy Maloney, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Andy Maloney, as Trustee,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this June 30, 2014

My commission expires 7/6/15

Notary Public

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 1-6-2015

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE