Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $111,111.00

Affiant

Subscribed and sworn to before me, this 31st day of July, 2014.

Notary Public
My commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
Legacy11, LLC 1606 Twin Square Way Franklin, Tennessee 37067	New Owner	072-10-0-248.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Preston Properties of Nashville, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Legacy11, LLC,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

The land referred to in the commitment is described as follows:

Land in the 11th, formerly the 18th District of Davidson County, Tennessee, described according to survey made by William Collier Parrish- Associates, Civil Engineers, dated November 8, 1952 as follows.

Beginning at a point in the center line of Monetta Avenue, the northeasterly corner of the property that was conveyed to James A. McDowell and wife, by Deed of record in Book 2484, Page 466 Register's Office of said County; thence with their line southerly 225 feet to a point; thence easterly 75 feet to a point; thence 225 feet to a point being the center line of Monetta Avenue; thence with the centerline of the same, westerly 75 feet to the point of beginning.

Being the same property conveyed to Preston Properties of Nashville, LLC by Deed from Charles L. Harrison, Penny Louise Harrison, Beverly Ann Harrison, Stephanie Knight, as Limited Guardian for Ezekiel O. Knight by Probate Court Order at Docket Number 14P-869, and Mary Coleman dated June 4th, 2014 and filed for record in Instrument Number 201406110050758, Register's Office for Davidson County, Tennessee.

This property is improved property known as **1312 Monetta Avenue, Nashville, TN, 37216**

BILL GARRETT, Davidson County
Trans:T20140056384 DEEDWARR
Recvd: 08/04/14 09:14 2 pgs
Fees:13.00 Taxes:411.11
20140804-0069404

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. Grantors covenant with Grantee(s) that Grantor(s) are 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 31st day of July, 2014.

Preston Properties of Nashville, LLC, a
Tennessee limited liability company

By: _____
Trey Cain
Its: Authorized Representative

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Trey Cain, Authorized Representative for Preston Properties of Nashville, LLC** the within named bargainor, **a Tennessee limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such Authorized Representative.

Witness my hand and official seal at this 31st day of July, 2014.

_____
Notary Public

My Commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

FILE NO: 2014073167