Warranty Deed

Davidson County DEEDWARR Recvd: 10/02/14 13:56 2 pgs Fees:13.00 Taxes:647.13 **20141002-0091183**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $174,900.00. Affiant Subscribed and sworn to before me, this the 26th day of September, 2014. Notary Public My commission expires: 30MARCH2015

CHELSEA LEIGH BR... STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 30MAR...

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
John P. Jones Kate L. Jones	John & Kate Jones	
1064C 2nd Ave. S.	1705 CHARITY DR	105-03-0E-003.00
Nashville, TN 37210	BRENTWOOD, TN 37027	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **FMBC INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOHN P. JONES AND KATE L. JONES, HUSBAND AND WIFE,** HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit 1064C on the Plan of Lofts at Southview, of record in Declaration of Covenants, Conditions and Restrictions at Instrument No. 20130723-0076139, as amended in Instrument Number 20130809-0083713, 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 FMBC Investments, LLC, a Tennessee limited liability company by deed from Jackie Cox, as devisee under the will of Richard Chrismon, Jr., unmarried of record in Instrument No. 20110518-0038169 Register's Office for Davidson County, Tennessee, dated May 18, 2011 and recorded on May 18, 2011.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 1064C 2nd Ave. S., Nashville, TN 37210.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and

forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 26th day of September, 2014.

FMBC Investments, LLC, a Tennessee Limited Liability Company

By:_____
Name: Shawn E. Bailes
Title: Manager/Authorized Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Shawn E. Bailes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Manager/Authorized Member of FMBC Investments, LLC, a Tennessee limited liability company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 26th day of September, 2014.

Notary Public

My Commission Expires: 7-2-2018

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 2, 2018

True Copy Certification

I, Charles E. Morton IV, 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 Tennessee
County of Williamson

Personally appeared before me, Chelsea Leigh Brown, a notary public for this county and state, Charles E. Morton IV who acknowledges that this certification of an electronic document is true and correct and whose signature I witnessed.

Notary's Signature // Commission Expires: 10 March 2015

CHELSEA LEIGH BROWN
NOTARY PUBLIC
TENNESSEE
WILLIAMSON COUNTY
My Commission Expires 10 MARCH 2015