WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140085829 DEEDWARR
Recvd: 11/13/14 15:43 2 pgs
Fees:13.00 Taxes:1857.77
20141113-0104995

R-VRES-14-414B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $502,100.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF NOVEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/15/16 (AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Neill Limited Partnership	**Same as New Owner**	
(NAME) **490 S. Cherry St.**	(NAME)	**092090G00200CO**
(ADDRESS) **Florence, AL 35630**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, I/we **KEVIN STACKHOUSE AND BARBARA STACKHOUSE, HUSBAND AND WIFE,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **NEILL LIMITED PARTNERSHIP, AN ALABAMA LIMITED PARTNERSHIP,** 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 Unit B of HOMES AT 414 33RD AVENUE NORTH, as established by the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20140408-0029410, in the Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more particular description of said unit.

Being part of the same property conveyed to Kevin Stackhouse and Barbara Stackhouse, husband and wife by Warranty Deed from Urban Core Homes, LLC, recorded on the 15th day of October, 2013 in Instrument No. 20131015-0107712, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to:
- County of Davidson taxes for the year 2015 and subsequent.
- Plat recorded in Plat Book 421, Page(s) 42, said Register's Office.
- Declaration of Covenants, Conditions and Restrictions recorded in 20140408-0029410, said Register's Office.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **414 B 33rd Ave N, Nashville, Tennessee 37209**.

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 the 7th DAY OF NOVEMBER, 2014.

Kevin Stackhouse

Barbara Stackhouse by Kevin Stackhouse as Attorney in Fact

Barbara Stackhouse by Kevin Stackhouse as Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KEVIN STACKHOUSE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 7th of November, 2014.

Notary Public
My Commission Expires: 3/6/18
(SEAL)

LAURA MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KEVIN STACKHOUSE, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of BARBARA STACKHOUSE, and who acknowledged he/she/they executed the same as the free act and deed of the said BARBARA STACKHOUSE.

Witness my hand and official seal, this the 7th of November, 2014.

Notary Public
My Commission Expires: 3/6/18
(SEAL)

LAURA MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212