BOX 10-B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $195,000.00

Jennifer E Root
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF NOVEMBER, 2014.

Deborah J. Cohen
Notary Public

MY COMMISSION EXPIRES: May 5, 2015

(AFFIX SEAL)

DEBORAH J. COHEN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JENNIFER E. ROOT	**WELLS FARGO BANK, N.A.**	**119-05-0-420.00**
(NAME) **105 LUTIE STREET**	(NAME) 2701 Wells Fargo Way	
(ADDRESS) **NASHVILLE, TN 37210**	(ADDRESS) Minneapolis, MN 55467-8000	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans: T20140089321 DEEDWARR
Recvd: 11/26/14 13:54 2 pgs
Fees: 13.00 Taxes: 721.50
20141126-0109341

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, CAPITAL HOMES LP, A TENNESSEE LIMITED PARTNERSHIP, NOW KNOWN AS URBAN DWELL HOMES LP, BY ARTICLES OF AMENDMENT FILED JULY 23, 2014 WITH TENNESSEE SECRETARY OF STATE,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JENNIFER E. ROOT, A SINGLE PERSON,** HEREINAFTER CALLED THE GRANTEE, HER 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 Lot No. 155 on the Plan of Cumberland Nurseries Resubdivision of Lots Nos. 3, 4, 5 and 6, of record in Book 332, page 148, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 155 fronts 50 feet on the southerly margin of Lutie Street and extends back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Capital Homes LP, A Tennessee Limited Partnership, by deed from Luis A. Alva, of record in Instrument No. 20140623-0054706, dated June 23, 2014,Register's Office for Davidson County, Tennessee. Capital Homes LP changed its name to Urban Dwell Homes LP by Amendment to the Certificate of Limited Partnership filed with the State of Tennessee Secretary of State Division of Business Services on July 23, 2014.

This conveyance is subject to all matters shown on the Plan of record in Plat Book 332, Page 148, and any and all other easements, restrictions, and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **105 LUTIE STREET, NASHVILLE, TN 37210**
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 25th day of November, 2014.

URBAN DWELL HOMES LP
BY: LATIPAC, LLC- GENERAL PARTNER

BY: BRANDON RUMBLEY, MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for said county and State, **Brandon Rumbley,** with whom I am personally acquainted, and who, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is a member of **Latipac, LLC,** a Tennessee Limited Liability Company, and who, upon oath, acknowledged **Latipac, LLC** to be the **General Partner of Urban Dwell Homes LP**, the within-named bargainor, a Tennessee Limited Partnership, and that as a constituent of the maker and being authorized by the maker or a constituent of the maker, executed this instrument on behalf of the maker.

Witness my hand and official seal at office, this 25th day of November, 2014.

My commission expires: **May 5, 2015**

Notary Public

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON