WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER $240,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 2nd DAY OF DECEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: Aug. 17, 2015

(AFFIX SEAL)

LAURIE A. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires AUG. 17, 2015

BILL GARRETT, Davidson County
Trans:T20140090837 DEEDWARR
Recvd: 12/04/14 11:56 2 pgs
Fees:13.00 Taxes:888.00
20141204-0111212

THIS INSTRUMENT WAS PREPARED BY

LOGOS REALTY CLOSING SERVICES, INC.
CLOSING AND TITLE COMPANY

215 2ND Ave North, Suite 200, Nashville, TN 37201

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mitchell Mallahan Erica Mallahan	Legacy Home Loans	071-15-0-200.00 (Part Of)
(NAME)	(NAME)	
1318A Stainback Ave	4025 Hillsboro Rd ste 601	071-15-0-515.00 as of 2015
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Nashville TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **DY Properties II, LLC,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY TO **Mitchell J. Mallahan and Erica L. Mallahan, husband and wife** 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, TO-WIT:

Land in Davidson County, Tennessee, being Lot 135, as shown on the map entitled Plan of Highland Land Company's Subdivision, of record in Plat Book 421, page 14, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to DY PROPERTIES II, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by deed from TERESA ANN MARTIN, AN UNMARRIED WOMAN, of record as Instrument No. 20140113-0003078, dated January 10, 2014, said Register's Office.

Being part of the same property conveyed to DY PROPERTIES II, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by Quitclaim Deed from WILLIAM T. SMITH, TRUSTEE, of record as Instrument No. 20140113-0003082, dated January 10, 2014, said Register's Office. (LOT 137)

Property known as 1318A Stainback Ave, Nashvillle, Tn 37207

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.

Executed by my hand this 2nd Day of December 2014.

DY PROPERTIES II, LLC, Seller

Managing Partner

By: DeRon Jenkins, Managing Partner

STATE of Tennessee
COUNTY of Davidson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named **DeRon Jenkins** as the **Managing Partner** of **DY Properties II, LLC** and , the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained as such **Managing Partner** of **DY Properties II, LLC.**

Witness my hand and Official Seal this 2nd Day of December , 2014.

Notary Public

My Commission Expires: Aug. 17, 2015

LAURIE A. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires AUG. 17, 2015

Please return to
Logos Realty Closing Services, Inc.
215 2nd Ave North, Suite 200
Nashville, TN 37201