Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

This instrument prepared by:
Brian Lavoy Payne, Attorney at Law, PLLC
9005 Overlook Boulevard
Brentwood, Tennessee 37027
TN BPR # 11639
615.414.1368 fax 615.915.4964
brianpaynelaw@comcast.net

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $228,500.00.

Affiant

Subscribed and sworn to before me, this 6 day of December, 2014.

Notary Public
My commission expires: _____

Address of New Owner:	Send Tax Bills to:	Tax Information
Robin Peck 3001 Hillsboro Pike Unit 42 Nashville, Tennessee 37215	New Owner	117030A04200CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Singer, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to, **Robin Peck and Timothy Peck, wife and husband,** hereinafter called the Grantee, his successors 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 No. 42 as shown on the Map entitled Versailles Apartments, of record in Plat Book 5050, Page 80, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Mary Gillespie Dawson from Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C. by Cash Deed for Tennessee dated December 12, 2013 of record in Instrument No. 20131216-0126580, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Singer, LLC, a Tennessee limited liability company, from Mary Gillespie Dawson by Quitclaim Deed dated January 7, 2014 of record in Instrument No. 20140107-0001796, Davidson County Register of Deeds.

This is improved property known as 3000 Hillsboro Pike Unit 42, Nashville, Tennessee 37215.

BILL GARRETT, Davidson County
Trans:T20140091652 DEEDWARR
Recvd: 12/08/14 13:13 2 pgs
Fees:13.00 Taxes:845.45
20141208-0112221

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, her heirs, successors and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seised 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 does further covenant and bind himself, his heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 2nd day of December, 2014.

Singer, LLC, a Tennessee limited liability company

By: Mary Gillespie Dawson
Mary Gillespie Dawson, Chairman and Chief Executive Officer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Brian Lavoy Payne, a Notary Public within and for the State and County aforesaid, personally appeared, Mary Gillespie Dawson, with whom I am personally acquainted and who upon her oath acknowledged herself the Chairman and Chief Executive Officer of Singer, LLC, a Tennessee limited liability company, the within in named bargainor, and that she as such Chairman and Chief Executive Officer being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by the said Mary Gillespie Dawson as such Chairman and Chief Executive Officer, and attesting the same by the said Mary Gillespie Dawson as such Chairman and Chief Executive Officer.

Witness my hand and official seal at office at Nashville, Tennessee, on this the 2nd day of December, 2014.

Brian Lavoy Payne, NOTARY PUBLIC

My Commission expires: November 4, 2018

BRIAN LAVOY PAYNE
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY