Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $160,000.00

Affiant

Subscribed and sworn to before me, this 4th day of February, 2015.

Notary Public
My commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
The 506 South 13th Street Po Box 160772 Nashville, TN 37216	New Owner	083 13 0257.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Antonio D. Reed and Yesenia Reed,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **The 506 South 13th Street Trust,** 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:

A certain tract or parcel of land located in Davidson County, Tennessee, being described as follows, to-wit:

Property having Lot No. 74, with the Section NO., and property beginning at Land in Davidson County, Tennessee, being Lot No. 74 on the Map of Payne Blakemore and Cummings additional to Nashville, of record in Book 4556, Page 695, Register's Office for said County.

Said Lot No. 74 fronts 49 feet 8 inches on the westerly side of 13th Street and runs back between parallel lines along the southerly margin of an alley 161 feet to an alley in the rear.

Being the same property conveyed to Mr. Antonio D. Reed by Quitclaim Deed from Mr. Carl H. Reed and wife, Mrs. Elease Reed, recorded on July 2, 2014 in Instrument Number 20140702-0057983, Register's Office for Davidson County, Tennessee.

NOTE: The Plat Book and page referenced in Quitclaim Deed is incorrect. (it references the prior deed Book and Page as the Plat Book and Page. The Plat Book should be 57 and the Page should be 70).

This property is improved property known as 506 South 13th St, Nashville, TN, 37206

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized 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(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

BILL CARRETT, Davidson County
Trans:T20150010632 DEEDWARR
Recvd: 02/11/15 10:01 2 pgs
Fees:13.00 Taxes:592.00
20150211-0012615

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 the 4th day of February, 2015.

Antonio D. Reed

Yesenia Reed

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Antonio D. Reed and Yesenia Reed** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this the 4th day of February, 2015.

Notary Public

My Commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

FILE NO: 2015013432