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

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $176,000.00

Affiant

Subscribed and sworn to before me, this 30th day of March, 2015

Notary Public
My commission expires: 10/8/16

BILL GARRETT, Davidson County
Trans:T20150024334 DEEDWARR
Recvd: 04/02/15 11:25 2 pgs
Fees:13.00 Taxes:651.20
20150402-0028749

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Bailey L. Seils 3713 Hilltop Ave Nashville, TN 37216	ACOPIA, LLC 306 NORTHCREEK BLVD, SUITE 100 GOODLETTSVILLE, TN 37072	061-14-0-154.00

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, **Preston Properties of Nashville, LLC a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Bailey L. Seils, an unmarried woman,** 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:

Land in Davidson County, Tennessee, being Lot Number 130 on the Plan of E.B. Craig's Subdivision of the Crownover Property, which is of record in Book 894, Pages 640 and 641, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Preston Properties of Nashville, LLC, a Tennessee limited liability company by Warranty Deed from Charles R. Deskins, as Administrator of the Estate of Amelia B. Deskins and Charles Deskins, Donald Deskins, George Deskins, Kenneth Deskins and Larry Deskins, Heirs at Law of Amelia B. Deskins, recorded on February 3, 2015 in Instrument Number 20150203-0009861, Register's Office for Davidson County, Tennessee.

This property is improved property known as **3713 Hilltop Ave, Nashville, TN, 37216**

This conveyance is subject to the following: (1) Taxes for the year 2015, a lien, not yet due and payable; (2) all matters appearing of record in Plat Book 894, Page 640 and 641, Register's Office for Davidson County, Tennessee.

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.

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 30th day of March, 2015.

Preston Properties of Nashville, LLC, a
Tennessee limited liability company

By: _____
Trey Cain
Its: Authorized Representative

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Trey Cain, Authorized Representative for Preston Properties of Nashville, LLC,** the within named bargainor, **a Tennessee limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such Authorized Representative.

Witness my hand and official seal at this 30th day of March, 2015.

_____
Notary Public

My Commission expires: 3-8-16

FILE NO: 2015033516

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.