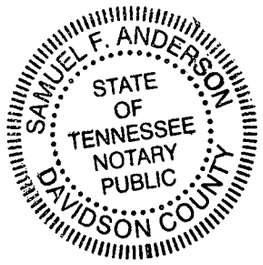
THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027





STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **25,000.00.**

Nick Darnell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4 DAY OF May, 2015

Notary Public

MY COMMISSION EXPIRES: 10/18/16
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Restoration Concepts LLP		
4117 Hillsboro Pike #103-159	New Owner	08110023900
Nashville, TN 37215-2728		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **L.C. Anderson, Trustee of the LC Anderson Living Trust**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Restoration Concepts LLP**

HEREINAFTER CALLED THE GRANTEES, 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 No. 382 on the Plan of J. M., T. J. and G. W. Harding's Plan of record in Plat Book 21, Page 80, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 382 fronts 50 feet on the westerly side of 23rd Avenue North and runs back between parallel lines, with the northerly margin of an alley, 189 feet to an alley in the rear.

Being part of the property conveyed to Citizens Tri-County Bank by Successor Trustee's deed from Darlene T. Marsh, Successor Trustee of record in Instrument No. 20130201-0010793 Register's Office for Davidson County, Tennessee, dated 02/01/2013 and recorded on 02/01/2013.

Being the same property conveyed to L.C. Anderson, Trustee of the L.C. Anderson Living Trust by Special Warranty deed from Citizens Tri-County Bank of record in Instrument No. 20150406-0029504 Register's Office for Davidson County, Tennessee, dated March 31, 2015 and recorded on April 6, 2015.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED
(X) IMPROVED property known as **1707 23rd Avenue North, Nashville, TN 37208.**

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 our hand( ) this the 4th day of May, 2015.

L.C. Anderson Living Trust

L.C. Anderson, Trustee

L.C. Anderson, Individually

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **L.C. Anderson** with whom I am personally acquainted and who upon his oath acknowledged themselves to be the **Trustee** of the **L.C. Anderson Living Trust** the within named bargainors, and Trust, and that he as such Trustee being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **L.C. Anderson** as such **Trustee**.

Witness my hand and seal this the 4th day of May, 2015.

My Commission expires 10/18/16

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

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 **L.C. Anderson** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 4th day of May, 2015.

My Commission expires 10/18/16

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public