NEW OWNER:
RRCap-SRF I, LLC
8015 W Kenton Circle, STE 100
Huntersville, NC 28078

SEND TAX BILLS TO:
RRCap-SRF I, LLC
8015 W Kenton Circle, STE 100
Huntersville, NC 28078

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 15-0281

Map & Parcel No.: 135140A25200CO

Space for Recorder's stamp

BILL GARRETT, Davidson County
Trans:T20150036917 DEEDWARR
Recvd: 05/13/15 09:18 3 pgs
Fees:18.00 Taxes:432.90
20150513-0043724

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Seventeen Thousand and 00/100 Dollars ($117,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **LUDY T. LANE** ("Grantor") has this day bargained and sold and by these presents do hereby transfer and convey unto **RRCap-SFR I, LLC, a Delaware Limited Liability Company, (whose address is 8015 W. Kenton Circle, Suite 100, Huntersville, NC 28078)** ("Grantee"), its successors and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

> Land located in DAVIDSON County, Tennessee and being known and designated as all of Lot No. 252 on the Plan of Pinnacle Point Subdivision, Section 5, as shown on the plat of the same of record in Plat Book 8250, Page 842, as corrected by Surveyor's Certificate of Correction, of record in Book 11408, Page 957, both in the Register's Office for Davidson County, Tennessee, to which plat and certificate of correction specific reference is hereby made for a more particular description of said property.
>
> Being the same property conveyed to LUDY T. LANE by Quitclaim Deed from Shelby Investments Trustee Services, Inc., dated November 23, 2010, and of record in Instrument No. 20101203-0096586, Register's Office for DAVIDSON County, Tennessee.

THIS IS IMPROVED PROPERTY more commonly known as 1540 MOUNT MITCHELL COURT, ANTIOCH, TN 37013.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, its successors and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 8250, Page 842 and in Book 11408, Page 957, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS MY SIGNATURE hereto this _____ day of May, 2015.

Lucy T Lane
LUDY T. LANE

STATE OF Florida

COUNTY OF Lee

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **LUDY T. LANE**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 05 day of May, 2015.

Maria Carolina Flinn
NOTARY PUBLIC

My commission expires: July 16, 2016

Maria Carolina Flinn
State of Florida
MY COMMISSION # EE 216649
Expires: July 16, 2016

****

The actual consideration or value, whichever is greater, for this transfer is **$117,000.00.**

Lucy T. Lane
AFFIANT

Sworn to and subscribed to before me this 05 day of May, 2015.

Maria Carolina Flinn
NOTARY PUBLIC

My commission expires: July 16, 2016

NOTARY PUBLIC STATE OF FLORIDA

Maria Carolina Flinn
State of Florida
MY COMMISSION # EE 216649
Expires: July 16, 2016