WARRANTY DEED

R-VRES-15-2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $629,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF MAY, 2015.

Notary Public

MY COMMISSION EXPIRES: 8.23.2016
(AFFIX SEAL)

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 23, 2016

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Ryan Forbes McCostlin and Elizabeth Brooks McCostlin	**SunTrust Mortgage, Inc.**	
(NAME)	(NAME)	**104-16-0-170.00**
2011 Linden Avenue	**901 Semmes Avenue**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	**Richmond, VA 23224**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **MARTIN EGLI AND SOHEE PARK, HUSBAND AND WIFE,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **RYAN FORBES MCCOSTLIN AND ELIZABETH BROOKS MCCOSTLIN, HUSBAND AND WIFE,** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Being part of Lots Nos. 88 and 89 on the Plan of George W. Blair's Subdivision of Belmont Heights as of record in Plat Book 332, page 117, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Beginning in the South right of way of Linden Avenue at a point located 248.1 feet west of Altura Place; thence leaving said Linden Avenue S 02 degrees 08 min. 01 sec. W, 107.86 feet to an iron pin; thence S 87 degrees 52 min, 13 sec. E, 2.00 feet; thence S 02 degrees 07 min. 26 sec. w, 100.00 feet to an iron pin in the North right of way of an alley; thence along said alley N 87 degrees 05 min. 56 sec. W 52.00 feet to an iron pin; thence leaving said alley N. 02 degrees 07 min. 46 sec. E, 208.00 feet to the South right of way of Linden Avenue; thence along said Linden Avenue S 86 degrees 54 min. 32 sec. E, 50.00 feet to the point of beginning.

Being the same property conveyed to Martin Egli and wife, Sohee Park by Warranty deed from Holland J. Helton and wife, N. Paige Trewhitt of record in Instrument No. 20000602-0054938 Register's Office for Davidson County, Tennessee, dated May 30, 2000 and recorded on June 02, 2000.

This conveyance is subject to:
- Taxes for the year 2015 and subsequent.
- Subject to all matters shown on the Plan of record in Plat Book 332, Page 117, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **2011 Linden Avenue, Nashville, Tennessee 37212**.

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; and we do covenant with the said GRANTEE(S) 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 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.

BILL GARRETT, Davidson County
Trans:T20150037686 DEEDWARR
Recvd: 05/14/15 15:55 2 pgs
Fees:13.00 Taxes:2327.30
20150514-0044611

Witness my/our hand(s) this the 12th DAY OF MAY, 2015.

Martin Egli

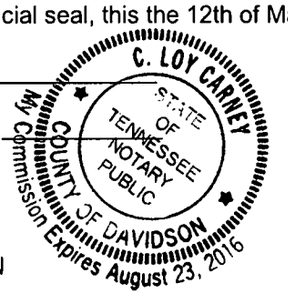
Sohee Park

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARTIN EGLI, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 12th of May, 2015.

Notary Public
My Commission Expires:
(SEAL)

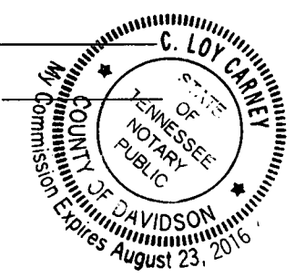


STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SOHEE PARK, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 12th of May, 2015.

Notary Public
My Commission Expires:
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212