THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 15023193**	STATE OF TENNESSEE) COUNTY OF ~~DAVIDSON~~) Williamson The actual consideration or value, whichever is greater, for this transfer is: $735,000.00. Affiant Subscribed and sworn to before me, this 30th day of June, 2015. Notary Public My Commission Expires: 03-07-17

GEORGETTE R. KENNEDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20150053524 DEEDWARR
Recvd: 07/02/15 11:38 2 pgs
Fees:13.00 Taxes:2719.50
20150702-0064235

WARRANTY DEED

Address New Owner: Weekley Homes, LLC 1111 North Post Oak Road Houston, TX 77055	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 117-15-0069.00 117-15-0068.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **STD Properties, LLC, a Tennessee limited liability company** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Weekley Homes, LLC, a Delaware limited liability company**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit Nos. 6, 7, and 8 on the Plan of Glen Echo Cottages, a Townhouse Planned Unit Development (Horizontal Property Regime with Private Elements), filed as Exhibit "B" to and established by the Declaration of record in Instrument No. 20140414-0031069, as amended in Instrument No. 20150615-0056310 and Instrument No. 20150622-0059380,, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit(s) as set forth in the Declaration, reference to which is hereby made for a more complete and detailed description.

Being part of the same property conveyed to C. Thomas Baker, Jr. and wife, Ruth S. Baker by Warranty Deed from Frank Taylor and wife, Mallie Taylor, of record in Book 2031, Page 225, Register's Office for Davidson County, Tennessee, dated December 18, 1951. The said C. Thomas Baker having since died leaving Ruth S. Baker as surviving tenant by the entirety.

Being part of the same property conveyed to STD Properties, LLC, a Tennessee limited liability company by Warranty Deed from Ruth S. Baker, a widow, of record in Instrument No. 20141016-00956959, Register's Office for Davidson County, Tennessee, dated October 10, 2014 and recorded on October 16, 2014.

Being part of the same property conveyed to Nancy R. Shipley by Warranty Deed from John L. Beazley and spouse, Marlo Beazley of record in Book 9510, Page 910, Register's Office for Davidson County, Tennessee, dated November 1, 1994 and recorded on November 3, 1994.

Being part of the same property conveyed to STD Properties, LLC, a Tennessee limited liability company by Warranty Deed from Nancy R. Shipley, of record in Instrument No. 20140204-0009791, Register's Office for Davidson County, Tennessee, dated January 31, 2014 and recorded on February 4, 2014.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2015 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Hillmont, as recorded in Plat Book 1424, Page 37.

Subject to all matters shown on the Plan attached as Exhibit B to the Declaration, of record in Instrument No. 20150622-0059380, Register's Office of Davidson County, Tennessee.

Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments, and liens provided in the Covenants, Conditions, and Restrictions of record in Instrument No. 20140414-0031069 as amended in Instrument No. 20150615-0056310 and Instrument No. 20150622-0059380, Register's Office of Davidson County, Tennessee.

Charter for Glen Echo Cottages Owners Association, Inc. of record in Instrument No. 20140409-0030000, in the Register's Office for Davidson County, Tennessee.

Declaration of Restrictions and Covenants for Stormwater Facilities and Systems of record in Instrument No. 20140423-0034204, in the Register's Office for Davidson County, Tennessee.

Easement for Water Line of record in Book 1515, Page 192, in the Register's Office for Davidson County, Tennessee.

Agreement for Dedication of Easement and/or Public Street Right-of-Way of record in Instrument No. 20140519-0042931, in the Register's Office for Davidson County, Tennessee.

Declaration of Restrictions and Covenants for Stormwater Facilities System of record in Instrument No. 20150225-0016010, in the Register's Office for Davidson County, Tennessee.

This is unimproved property located at Lots 6-8 on Glen Echo Rd Nashville TN

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of June, 2015.

STD Properties, LLC, a Tennessee limited liability company

by: _____
Dan M. Frankum, President

by: _____
Chrissy S. Frankum, Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Dan M. Frankum and Chrissy S. Frankum, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained and who further acknowledged that they are President and Member of STD Properties, LLC, a Tennessee limited liability company, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 30th day of June 2015.

_____
Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018