BILL GARRETT, Davidson County
Trans:T20150063822 DEEDWARR
Recvd: 08/03/15 16:04 2 pgs
Fees:13.00 Taxes:118.40
20150803-0076735

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 9/20/17
(AFFIX SEAL)

JENNIFER D. SISCO NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William L. Baugher	New Owner	070-06-0
(NAME)	(NAME)	(MAP)
P.O. Box 943		023.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Brentwood, TN 37024-0843		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Cornerstone Equity Investments, LLC, a Tennessee limited liability company, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto William L. Baugher, married, hereinafter called Grantee, his heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Final Plat on the Resubdivision of the Harry and Maude Booker Property of record in Plat at Instrument No. 20051017-0124818, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to C E Investments, LLC by Special Warranty deed from Wells Fargo Bank, N.A. as Trustee under Pooling & Servicing Agreement dated as of October 1, 2004 Asset-Backed Pass-Through Certificates Series 2004-MHQ1 of record in Instrument No. 20081031-0108596 Register's Office for Davidson County, Tennessee, and further being the same property conveyed to Cornerstone Equity Investments, LLC, a limited liability company by Quitclaim deed from C E Investments, LLC of record in Instrument No. 20130904-0093344 Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 1207 West Trinity Lane, Nashville, Tennessee 37218

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, his heirs and assigns forever; and it does covenant with the said GRANTEE that it is 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; and it does further covenant and bind itself successors, heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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/our hand(s) this 30th day of July, 2015.

Cornerstone Equity Investments, LLC

By: _____
Richard Bishop, Member

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Richard Bishop with whom I am personally acquainted and who upon his oath acknowledged himself to be the Member of Cornerstone Equity Investments, LLC the within named bargainer, a limited liability company, and that he as such Member being authorized so to do, executed the foregoing instrument for the proposes therein contained by signing the name of the limited liability company by the said Richard Bishop as such Member.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 30th day of July, 2015.

_____
Notary Public

My Commission Expires: 9/20/17

JENNIFER D. STACEY
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY