WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/18/15 16:03 2 pgs
Fees:13.00 Taxes:234.95
20150818-0083287

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$63,500.00.**

Affiant

Subscribed and sworn to before me this 14th day of August, 2015.

Notary Public
My Commission expires: 7/8/19
(Affix Seal)

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Becklea, GP	SAME	073-09-0-233.00
5543 Edmondson Pike #140		
Nashville, TN 37211	,	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Joseph Mitchell, unmarried,** hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Becklea, GP, a Tennessee general partnership,** its successors and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land located in Davidson County, Tennessee, being Lot No. 9A, Zone Lot Division of Lots 9, 12, 17 19, 20, 21, Cooper Lane Estates, of record in Book 6900, page 210, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description. Said Plan revises Lot No. 9 Cooper Lane Estates and recorded in Book 5200, page 567, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Joseph Mitchell, Individual, by deed from Alphonso Jackson, Acting Secretary of Housing and Urban Development, of Washington, D.C., on October 6, 2005, of record in Instrument Number 20051017-0124921, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Book 6900, page 210, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 6900, page 210, Register's Office for Davidson County, Tennessee.

This is improved property known as: **2333 Cooper Terrace, Nashville, TN 37216**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 hands this August 14, 2015.

Joseph Mitchell by Karen Hoff Attorney in Fact

Joseph Mitchell
by Karen Hoff, as attorney in fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared Karen Hoff, with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for Joseph Mitchell the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Joseph Mithcell, the bargainor(s), by the said Karen Hoff as Attorney-in-Fact.

WITNESS my hand and seal, this 14th day of August, 2015.

_____ My Commission Expires: 7/8/19
NOTARY PUBLIC



I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

_____
Signature

State of TN
County of Davidson

Personally appeared before me, Jennifer Pierce, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

_____ My commission expires: 11-6-17
Notary's Signature