BILL GARRETT, Davidson County
Trans:T20150074299 DEEDWARR
Recvd: 09/01/15 11:39 4 pgs
Fees:23.00 Taxes:614.20
20150901-0088665

PREPARED BY:
COPE, HUDSON, REED & MCCREARY, PLLC
16 PUBLIC SQUARE NORTH
MURFREESBORO, TENNESSEE 37130
(615) 893-5522

NAME AND ADDRESS OF NEW OWNER:
Ole South Properties, Inc.
262 Robert Rose Drive Suite 300
Murfreesboro, TN 37129

SEND TAX BILLS TO:
New Owner

Map/Parcel
164-7/A/167CO

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

FOR AND IN THE CONSIDERATION OF TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Shirlene J. Rejman, an unmarried person, and Brett Blackwell, an unmarried person, ("Grantors"), have this day bargained and sold and do hereby transfer and convey unto Ole South Properties, Inc. ("Grantee"), its successors and assigns, forever, the following described real estate situated in Davidson County, Tennessee, to-wit:

> BEING all of Lot No. 180, Section Two Harvest Grove formerly "Tillman Property", as shown on plat of record in Instrument Number 20140529-0046065, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.
>
> BEING the same property conveyed to Shirlene J. Rejman, an unmarried person and Brett Blackwell, an unmarried person, by Warranty Deed dated April 16, 2015, of record in Instrument No. 20150421-0035517, Register's Office for Rutherford County, Tennessee.

Subject to Declaration of Covenants, Restrictions and Conditions, of record in Instrument Number 20060628-0077382; Charter of Homeowners Association of record in Instrument Number 20060519-0059378; Stormwater Detention Agreement of record in Instrument Number 20060726-0090037, and in Instrument Number 20040707-0080492; Agreement for Dedication for Public Right of Way of record in Instrument Number 20060830-0107233; and to any and all matters shown on said plat of record in Instrument Number 20140529-0046065, Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulation, building restrictions and setback lines, easements and rights of way for public utilities.

The undersigned covenants with the said Grantee that they are lawfully seized and possessed of said real estate; that they have a good and lawful right to convey the same; and that the same is unencumbered except for the 2015 property taxes which have been prorated between the parties.

The undersigned further covenants and binds themselves, their heirs, successors and assigns, to forever warrant and defend the title to the said real estate unto the said Grantee, its successors and assigns, against the lawful claims of all persons, whomsoever.

Possession of said real estate is to be given by the Grantors to the Grantee upon delivery of this Deed.

WITNESS OUR HANDS on this the 31st day of August, 2015.

"GRANTORS"

SHIRLENE J. REJMAN

BRETT BLACKWELL

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, SHIRLENE J. REJMAN, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS MY HAND and official seal on this the 31st day of August, 2015.

NOTARY PUBLIC

My commission expires: 8/18/2018

KIMBERLY WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, BRETT BLACKWELL, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS MY HAND and official seal on this the 31st day of August, 2015.

NOTARY PUBLIC

My commission expires: 8/18/2018

KIMBERLY WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $166,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

CEO

AFFIANT

Sworn to and subscribed before me, this the 31 day of AUGUST, 2015.

NOTARY PUBLIC

My commission expires: 5-19-19

