THIS INSTRUMENT PREPARED BY: **Jennifer S. Ghanem, Esq.** **The Row Title & Escrow, LLC** **700 12th Avenue South, Suite 302** **Nashville, TN 37203**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: **$275,000.00** Affiant Subscribed and sworn to before me, this 13 day of October 2015. Notary Public My Commission Expires: 10/14/19

ELIZABETH M. PRESTON NOTARY PUBLIC STATE OF TENNESSEE MONTGOMERY COUNTY

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WARRANTY DEED

Address New Owner: **MidSouth Homes, LLC** **4029 Outer Dr** **Nashville, TN 37204**	Send Tax Bills To: **Same**	Tax Information: Tax Parcel ID No. 083-05-0-186.00

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **BRIAN HUBERT AND ALEXANDRA HUBERT, HUSBAND AND WIFE,** (all parties set forth herein above collectively referred to as "Grantors"), have this day bargained and sold, and do hereby transfer and convey to **MIDSOUTH HOMES, LLC, a Nevada Limited Liability Company,** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on as follows:

Land in Davidson County, Tennessee, being Lot No. 16 on The Plan of Cobb's Subdivision of the R. K. Brown Property of record in Book 332, Page 144, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to BRIAN HUBERT AND ALEXANDRA HUBERT, HUSBAND AND WIFE, by deed from FREDDIE ROBICHAUX AND WIFE, SHARON ROBICHAUX, of record as Instrument No. 20100607-0044082, dated May 24, 2010, said Register's Office.

This property is commonly known as: **1106 Petway Avenue, Nashville, TN 37206**

This conveyance is subject to all easements and restrictions of record, the lien for property taxes that are not delinquent, any matters shown on any applicable plat.

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 Grantors covenant that they have lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantors further covenant and binds themselves, their successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, 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

BILL GARRETT, Davidson County
Trans:T20150097248 DEEDWARR
Recvd: 11/16/15 12:49 2 pgs
Fees:13.00 Taxes:1017.50
20151116-0116087

IN WITNESS WHEREOF, Grantors have executed this instrument on this 13 day of October, 2015.

BRIAN HUBERT

ALEXANDRA HUBERT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named, **BRIAN HUBERT AND ALEXANDRA HUBERT,** the Grantors, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the within named bargainor(s).

Witness my hand and official seal at office this 13 day of October, 2015.



Notary Public
My Commission Expires: 10/14/19