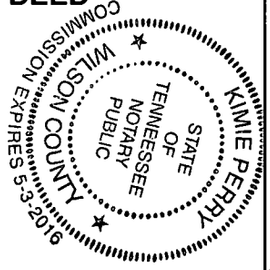
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $300,000.00

Debra A. Medway
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, ~~THIS THE~~ 10th day of December, 2015.

Notary Public

MY COMMISSION EXPIRES: 5-3-16

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Touchstone Title and Escrow, LLC, 318 Seaboard Lane, Suite 114, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Landmark Homes of Tennessee, Inc.	Pinnacle Bank	08303023000
(NAME)	(NAME)	
6064 Central Pike	150 3rd Avenue South, Suite 900	
(ADDRESS)	(ADDRESS)	
Mt. Juliet, TN 37122	Nashville, TN 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, Jose R. Ramirez and Mirtala Lizama, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Landmark Homes of Tennessee, Inc., hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 8 on the Plan of Brown Meadows of record in Book 2854, Page 113, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to Jose R. Ramirez and Mirtala Lizama, both unmarried persons, by Warranty Deed from Lester L. Carter, Jr. and wife, Gloria V. Carter, recorded on the 4th day of August, 2003 in Instrument No. 20030804-0110378, in the Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ☐

This is improved ☑ property, known as 1110 Campbell Street, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

BILL GARRETT, Davidson County
Trans:T20150106213 DEEDWARR
Recvd: 12/16/15 10:59 2 pgs
Fees:13.00 Taxes:1110.00
20151216-0126453

Witness our hands this 10th day of December, 2015.

Jose R Ramirez
Jose R. Ramirez

Mirtala Lizama
Mirtala Lizama

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 10th day of December, 2015, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Jose R. Ramirez and Mirtala Lizama**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
11-6-17

Angela G Batson
Notary Public

ANGELA G. BATSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017