THIS INSTRUMENT WAS PREPARED BY Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 92,5 00.00. R. Aug Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF December, 2015 Notary Public MY COMMISSION EXPIRES: March 8, 2016 (AFFIX SEAL)

DAVIDSON COUNTY R. L. MOORE STATE OF TENNESSEE NOTARY PUBLIC

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leah Moffett and Richard C. Pendegrast	NEW OWNER	07115054300 (LOT 40)
PO Box 2878		
Walnut Creek, CA 94595		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Rearranging Spaces, LLC, a Tennessee Limited Liability Company,**

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **Leah Moffett and Richard C. Pendergrast, tenants in common,**

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. 40 on the Plan of The Highland Land Co's Subdivision of record in Plat Book 421, Page 14, 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 part of the same property conveyed to Rearranging Spaces, LLC, a Tennessee limited liability company by Warranty deed from Friendship Homes, Inc., a Tennessee corporation of record in Instrument No. 20150901-0088861 Register's Office for Davidson County, Tennessee, dated August 25, 2015 and recorded on September 01, 2015.

Being part of the same property conveyed to Rearranging Spaces, LLC, a Tennessee limited liability company by Quitclaim deed from Rearranging Spaces, LLC, a Tennessee limited liability company of record in Instrument No. 20150902-0089435 Register's Office for Davidson County, Tennessee, dated September 02, 2015 and recorded on September 02, 2015.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated paid by Grantor; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **1338 A Lischey Avenue, Nashville, TN 37207.**

BILL GARRETT, Davidson County
Trans:T20150109962 DEEDWARR
Recvd: 12/30/15 10:56 2 pgs
Fees:13.00 Taxes:342.25

20151230-0131016

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.

Witness Grantor's hand this the 29th day of December, 2015.

Rearranging Spaces, LLC

BY: _____
Lynne Wilkinson, Sole Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for the said County and State, personally appeared **Lynne Wilkinson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Sole Member of Rearranging Spaces, LLC, the within named bargainor, a limited liability company, and that she executed the within instrument for the purposes stated therein by signing the name of the limited liability company by herself as Sole Member.

Witness my hand and official seal this the 29th day of December, 2015.

_____
Notary Public

My Commission Expires: March 8, 2016

