Prepared by and return to:
Seth McNamee, Esq.
Summit Title & Escrow, LLC
6465 Quail Hollow Rd. #103
Memphis, TN 38120
(901) 881-8600

Davidson County DEEDWARR
Recvd: 03/15/16 12:10 3 pgs
Fees:18.00 Taxes:573.50
20160315-0024510

WARRANTY DEED

Effective as of **March 10, 2016,** for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named grantee and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged **David D. Whatley and Mary Susan Whatley, married**, hereinafter referred to as Grantor, has bargained, sold, conveyed and by these presents does transfer sell and convey unto **FIREBIRD SFE I, LLC,** hereinafter called the Grantee, its successors, heirs and assigns, a certain tract or parcel of land together with all improvements thereon and appurtenances thereto, in Davidson County, State of Tennessee, and described as follows:

> Being Lot No. 5, Phase III, Revision Conway Court as of record in Book 7900, Page 689, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

This real property being all or part of the property conveyed to Grantor by deed of record at Instrument No. **20030114-0005615** in the Register's Office of Davidson County, Tennessee.

This property is being conveyed subject to Subdivision Restrictions, building lines and easements of record and other matters shown in Plat Book 7900, Page 689; declaration of covenants, conditions and restrictions recorded in Book 9466, Page 242; charter of Conway Court Homeowners Association recorded in Book 9468, Page 138; easement for common open space, recorded in Book 9468, Page 147; all in the Register's Office of Davidson County, Tennessee; and 2016 Davidson County, Tennessee real estate taxes and is being conveyed subject to those taxes and real estate taxes and assessments for all subsequent years.

TO HAVE AND TO HOLD this tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee and Grantee's successors, heirs and assigns forever; and Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the land is unencumbered, unless otherwise stated in this deed; and Grantor does further covenant and bind Grantor and Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the Grantee and Grantee's successors, 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 the Grantor's hand in Memphis, Tennessee on this 10th day of **March, 2016.**

GRANTOR:

David D. Whatley

Mary Susan Whatley

STATE OF TENNESSEE
COUNTY OF SHELBY

BEFORE ME, the undersigned Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared **David D. Whatley and Mary Susan Whatley**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal this 10th day of **March, 2016.**

Notary Public

My Commission Expires:

SETH M. MCNAMEE STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY, TN My Comm. Exp. 03-19-19

New Owner Name and Address to: FIREBIRD SFE I, LLC 5001 Plaza On the Lake #200 Austin, TX 78746 Property Address: 804 Conway Place Old Hickory, TN 37138 Mail tax bills to: FIREBIRD SFE I, LLC 8300 N. Mopac Expressway #200 Austin, TX 78759 Parcel I.D. Numbers: 064-13-0B-114.00-CO	I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is **$155,000.00**. AFFIANT Subscribed and sworn to before me this 10th day of **March, 2016.** NOTARY PUBLIC Commission expires: SETH M. MCNAMEE STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY, TN My Comm. Exp. 03-19-19

I, Timothy D. Wardlow, 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.

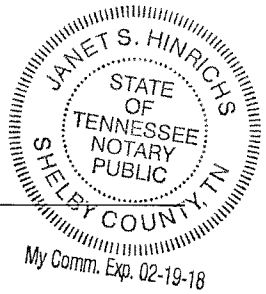
State of TENNESSEE

County of SHELBY

Personally appeared before me, Janet S. Hinrichs, a notary public for this county and state, Timothy D. Wardlow who acknowledges that this certification of an electronic document is true and correct, and whose signature I have witnessed.

Janet S. Hinrichs

Notary's Signature



MY COMMISSION EXPIRES: _____

Notary's Seal (If on paper)