Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20160049874 DEEDWARR
Recvd: 06/13/16 14:36 2 pgs
Fees:13.00 Taxes:6216.00
20160613-0059665

39-B
File #16-1182

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Hauco, LLC, a Tennessee Limited Liability Company**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Tohid A. Vahedian and Halle S. Vahedian, husband and wife**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Being Lot No. 20 of Block "E" on the Second Revised Plan of the Highlands of Belle Meade No. 2, as of record in Book 1130, page 71 and 72, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Hauco, LLC, a Tennessee Limited Liability Company by deed from Jenny Fay English Pratt, Trustee of the English Family Trust Dated March 11, 2014, dated May 26, 2015, of record as Instrument No. 20150529-0049877, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 111 Taggart Avenue, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 EXECUTION HEREOF this 9th day of June, 2016.

Hauco, LLC

Karl Haury, Jr., President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for the State and County aforesaid, Karl Haury, Jr., with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the President of Hauco, LLC, a Tennessee Limited Liability, and that he is authorized to execute this instrument, and that he has executed this instrument on behalf of Hauco, LLC, a Tennessee Limited Liability as President.

Witness my hand and official seal on this date 9th day of June, 2016.

Notary Public
My Commission expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 1,680,000.00.**

Affiant

Sworn and subscribed before me on this the 6th day of June, 2016.

Notary Public

My Commission Expires: _____

SHIRA HUGHES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-11-2017

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Halle S. Vahedian	Wells Fargo Bank, NA	129-08-0-112.00
111 Taggart Avenue	6200 Park Ave.	
Nashville, TN 37205	Des Moines, IA 50321	