Box 14

Box#14
G#28270-5

WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$214,005.00.** Reda Boules Affiant Subscribed and sworn to before me, this the 30th day of September, 2016. Notary Public My commission expires: _____ (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20160086648 DEEDWARR
Recvd: 10/03/16 11:00 2 pgs
Fees:13.00 Taxes:791.82
20161003-0103893

JUSTIN W. HOWELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-03-2017

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Reda Boules **Mariam Boules**	**US Bank NA**	**150-14-0-D-059-00co**
4812 Buckpasser Court	**P.O. Box 20005**	
Antioch, TN 37013	**Owensboro, KY 42304**	

FOR AND IN 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, WE,

BMCH Tennessee, LLC, a Delaware limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Reda Boules and Mariam Boules, husband and wife

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. 143, on the Plan of Keeneland Downs, Phase One, RS 10 Cluster Lot Subdivision, of record in Instrument No. 20070612-0070162, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to BMCH Tennessee, LLC, a Delaware limited liability company, by Special Warranty Deed dated September 18, 2015 from KDNS Ventures, LLC, a North Carolina limited liability company, of record in Instrument No. 20150923-0096541, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1) All matters shown on the Plan of Keeneland Downs, Phase One, RS 10 Cluster lot Subdivision of record in Instrument No. 20070612-0070162, Register's Office for Davidson County, Tennessee;
2) Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to, easements, assessments, special assessments, charges and liens, of record in Instrument No. 20050428-0047256, said Register's Office;
3) Supplementary Declaration of Restrictive Covenants for Keeneland Downs of record in Instrument No. 20100329-0023418, said Register's Office;
4) Right-of-Way Easement to Davidson County, Tennessee, of record in Book 2544, page 388, and in Book 2544, page 450, said Register's Office;
5) Right-of-Way Easement to Colonial Pipeline Company of record in Book 3570, page 15, said Register's Office. 6) Storm Water Detention Agreement of record in Instrument No. 20051026-0129107, said Register's Office;
6) Easement to BellSouth Telecommunications, Inc. of record in Instrument No. 20070625-0075335, said Register's Office.
7) Declaration of Public Utility Easement Agreement with Covenants and Restrictions of record in Instrument No. 20080312-0024884, said Register's Office;
8) Charter of Keeneland Downs Homeowners' Association, Inc. of record in Instrument No. 20100329-0023419, said Register's Office;
9) Easement for Sanitary Sewers and/or Storm Drainage Water Mains, Pumps and Appurtenances of record as Instrument No. 20140625-0055377, said Register's Office;
10) Taxes for the current year which have been paid by the Grantor, and subsequent years, not yet due and payable.

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This is Improved (__X__) Unimproved (____) property, known as **4812 Buckpasser Court, Antioch, TN 37013**

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 its hand by its duly authorized officer this **30th** day of **September, 2016.**

BMCH Tennessee, LLC, a Delaware limited liability company
By: UCP, LLC, a Delaware limited liability company, as sole Member

By: _____
Deborah Williams, Area Sales Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Deborah J. Williams**, 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 **Area Sales Manager of UCP, LLC, a Delaware limited liability company (the "UCP")**, and who further acknowledged the UCP to be the sole Member of **BMCH Tennessee, LLC,** the within named bargainor, a Delaware limited liability company, and that she as such **Area Sales Manager**, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing for and on behalf of the UCP by herself as such **Area Sales Manager**, said UCP signing as sole Member.

Witness my hand and official seal at Nashville, Tennessee, this **30th** day of **September, 2016.**

_____
Notary Public

JEFFREY S. BENZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11.8.2019