Return To: Perrone & Young 109 Westpark Drive Suite 330 Brentwood, TN 37027	State of Tennessee County of Williamson The actual consideration or value, whichever is greater, for this transfer is $500,000.00. Affiant Subscribed and sworn to before me, this the 18th day of May, 2017. Notary Public My commission expires: 10-3-2020 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:
Gregory S. Perrone, PC, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, TN 37027

KRISTEN JACOBY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
Mario Andres Trujillo	**Brand Mortgage Group, LLC**	**104-10-0R-026.00 CO**
703 Chesterfield Way	**6224 Sugarloaf Pkwy, Suite 200**	
Nashville, TN 37212	**Duluth, GA 30097**	

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,

EAT Properties, LLC, a Alabama limited liability company

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

Mario Andres Trujillo and Jessalyn Traylor Trujillo, 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 Unit No. 26, on the Horizontal Property Regime for The Chesterfield, as recorded in the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20120627-0056191, amended in Instrument No. 20121025-0098031, Instrument No. 20121227-0119329 and Instrument No. 20130125-0008275, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description.

Being the same property conveyed to EAT PROPERTIES, LLC, by deed from CHESTERFIELD COTTAGES, LLC, of record in Instrument No. 20140228-0017389, dated February 21, 2014, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved (__X__) Unimproved (____) property known as **703 Chesterfield Way, Nashville, TN 37212**.

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 Grantors do covenant with said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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:T20170043793 DEEDWARR
Recvd: 05/23/17 13:06 2 pgs
Fees:13.00 Taxes:1850.00
20170523-0051204

Witness my/our hand(s) this 18 day of May, 2017.

EAT Properties, LLC a Alabama limited liability company

STATE OF ALABAMA
COUNTY OF JACKSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared **Edward A. Traylor**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the **Member** of **EAT Properties, LLC** the within named bargainor, a corporation, and that he as such **Member** being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said **Edward A. Traylor** as **Member**.

Witness my hand, at office, this 18 day of May, 2017.

Notary Public
My commission expires: My Commission Expires 6/6/2018