BRANDON MILLER
WARRANTY DEED
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

B-JTG-10-1125A

STATE OF Tennessee
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $47,000.00

Affiant

Subscribed and sworn to before me, this 24th DAY OF June, 2010.

Notary Public

MY COMMISSION EXPIRES: 11-22-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title And Escrow
2012 21st Avenue South
Nashville, TN 37212

BILL GARRETT, Davidson County
Trans:T20100041033 DEEDWARR
Recvd: 07/06/10 08:17 2 pgs
Fees:13.00 Taxes:173.90
20100706-0052438

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	
FMBC Investments, LLC	FMBC Investments, LLC	
3716 West End Ave. (ADDRESS)	(NAME)	
Nashville, TN 37205 (CITY) (STATE) (ZIP)	(ADDRESS) (CITY) (STATE) (ZIP)	07116024100

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we LONNIE SIEBE, TRUSTEE , , hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto FMBC INVESTMENTS, LLC, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NOS. 241 AND 242 ON THE MAP OF OAKWOOD PARK, OF RECORD IN PLAT BOOK 421, PAGE 12, REGISTER'S OFFICE FOR SAID COUNTY.SAID LOTS ADJOIN AND FRONT TOGETHER 61 FEET ON THE EASTERLY SIDE OF NORTH SEVENTH STREET AND RUN BACK BETWEEN PARALLEL LINES (LOT NO. 242 ALONG THE SOUTH MARGIN OF RICHARDSON AVENUE) 165 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO LONNIE SIEBE, TRUSTEE AND MEGHAN K. SIEBE, TRUSTEE OF THE SIEBE LIVING TRUSTBY QUITCLAIM DEED FROM ALLISON H. GRAYSON AS OF RECORD IN INSTRUMENT NO. 20100622-0048799, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. **

THIS CONVEYANCE IS SUBJECT TO A) 2010 PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE (S) HEREIN; B) INSTRUMENTS OF RECORD IN BOOK 421, PAGE 12; SAID REGISTER'S OFFICE; C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 1125 N 7TH ST, NASHVILLE, Tennessee 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

** PURSUANT TO THE TRUST AGREEMENT OF THE SIEBE LIVING TRUST DATED JANUARY 20, 2004, EITHER TRUSTEE MAY CONDUCT ON BEHALF OF THE TRUST AND ARE AUTHORIZED TO ACQUIRE, SELL, CONVEY, ENCUMBER, LEASE BORROW, MANAGE AND OTHERWISE DEAL WITH INTERESTS IN REAL AND PERSONAL PROPERTY.

Witness my/our hand(s) this 24th day of June, 2010.

Siebe Living Trust
By: Lonnie Siebe
Its: Co-Trustee

STATE OF Tennessee
COUNTY OF DAVIDSON

On this the 24th day of June, 2010, before me personally appeared Lonnie Siebe, Co-Trustee of the SIEBE LIVING TRUST, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 24th day of June, 2010.

Notary Public

My Commission Expires: 7-2470

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title And Escrow
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903