6

SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $40,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF DECEMBER, 2010.

Notary Public

MY COMMISSION EXPIRES: May 6, 2013.
(AFFIX SEAL)

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd., Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert J. Joslin, Jr.	Bill Hostettler, Sr.	79-026.00
(NAME)	(NAME)	
7109 Centennial Blvd.	421 E Iris Drive, Ste 300	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Nashville, TN 37204	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **CIT Lending Services Corporation**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY **UNTO Robert J. Joslin, Jr. and William R. Hostettler, Sr.**, 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:

Being a tract of land in the 8th Civil District of Davidson County, Tennessee, of record in Instrument No. 20031125-0171242, Register's Office of Davidson County, Tennessee, being more particularly described as follows:

Commencing at the centerline intersection of Centennial Boulevard and L & N Railroad right of way, thence; N 39 degrees 02' 25" W a distance of 142.76' to an iron pin set (18" rebar with orange cap labeled "Byrd Surv. Inc."), this being the true point of beginning.

Thence with the easterly right of way of the L & N Railroad with a curve turning to the right having an arc length of 454.98', with radius of 1385.81', a chord bearing of N 47 degrees 23' 45" W, and a chord length of 452.94', to an iron pin set (18" rebar with orange cap labeled "Byrd Surv. Inc.");

Thence N 71 degrees 47' 44" E a distance of 218.87 feet to an iron pin set (18" rebar with orange cap labeled "Byrd Surv. Inc.").

Thence S 18 degrees 30' 00" E a distance of 395.42'; to the point of beginning, having an area of 48905 square feet, 1.12 acres more or less according to a survey by Jeffrey A. Leopard of Byrd Surveying, Inc., 240 Great Circle Road, Nashville, TN 37228.

Being the same property conveyed to CIT Lending Services Corporation by deed dated June 14, 2010 from Daniel K. Swanson, Successor Trustee of record in Instrument No. 20100614-0045886, Register's Office for Davidson County, Tennessee.

unimproved ☒

This is improved ☐ property, known as **7109 Centennial Blvd., Nashville, TN 37209**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging, unto the said, Robert J. Joslin, Jr. and William R. Hostettler, Sr., forever. SAID Grantor warrants the title to said property against the claims of all persons claiming or to claim the same or any part thereof by, through or under the said Grantor, but not otherwise.

WITNESS the execution hereby by CIT Lending Services Corporation, a Delaware Corporation. 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:T20100080831 DEEDWARRSP
Recvd: 12/23/10 10:41 2 pgs
Fees:13.00 Taxes:148.00
20101223-0102122

Witness my hand this **20th day of December, 2010**.

CIT Lending Services Corporation,

By: Peter D. Schaeffler, Director

STATE OF NEW JERSEY

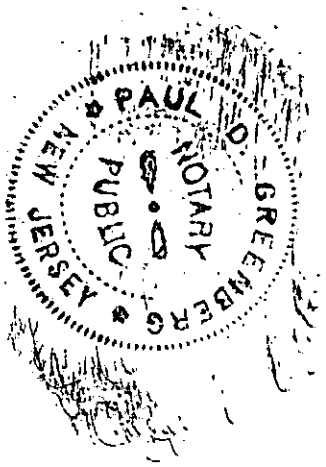
COUNTY OF ESSEX

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Peter D. Schaeffler** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged themselves to be the **Director**, of **CIT Lending Services Corporation**, the within named bargainor, and that as such officer and agent being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing on behalf of the corporation.

Witness my hand and official seal at Office this 20th day of December, 2010.

Commission expires: 2/17/2015

Notary Public



PAUL D. GREENBERG
ID # 2325331
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires 2/17/2015