WARRANTY DEED

G-VRES-11-2009

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $850,000.00

Affiant

Subscribed and sworn to before me, this 30th DAY OF August, 2011.

Notary Public

MY COMMISSION EXPIRES: 5-20-14
(AFFIX SEAL)

MARY FRANCES RUDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Bryce R. Wells	Farmington Financial Group, LLC	
2009 Linden Avenue	(NAME) 1912 21st Avenue South	
(ADDRESS) Nashville, TN 37212	(ADDRESS) Nashville, TN 37212	104-16-171.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, we CHILDREN'S HOPE, LLC, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BRYCE R. WELLS AND TRICIA A. THORNTON-WELLS, HUSBAND AND WIFE , 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:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT: BEING THE EASTERLY PART OF LOT NO. 89 ON THE REVISED PLAN OF GEORGE W. BLAIR'S SUBDIVISION OF BELMONT HEIGHTS OF RECORD IN BOOK 332, PAGE 117, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT. BEGINNING ON THE SOUTHERLY MARGIN OF LINDEN AVENUE AT THE CORNER OF LOTS NOS. 89 AND 90; THENCE WITH THE LINE BETWEEN SAID TWO LOTS SOUTHWARDLY 208.2 FEET TO THE NORTHERLY MARGIN OF AN ALLEY; THENCE WITH SAID ALLEY WESTWARDLY 50 FEET TO THE SOUTHEAST CORNER OF PROPERTY CONVEYED TO ROY C. HOLLAND AND WIFE, BY DEED FROM DUNCAN R. DORRIS OF RECORD IN BOOK 1212, PAGE 284, SAID REGISTER'S OFFICE; THENCE WITH HOLLAND'S EASTERLY LINE, NORTHWARDLY 100 FEET; THENCE WESTWARDLY 2 FEET; THENCE NORTHWARDLY 108.1 FEET, MORE OR LESS, TO THE SOUTHERLY MARGIN OF LINDEN AVENUE, THENCE WITH SAID AVENUE, EASTWARDLY 52 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO CHILDREN'S HOPE, LLC, A SOUTH CAROLINA LIMITED LIABILITY COMPANY BY WARRANTY DEED FROM KIMBERLY JAYNE FOREHAND A/K/A KIMBERLY JANE FOREHAND, RECORDED ON THE 11TH DAY OF JANUARY, 2008 IN INSTRUMENT NO. 20080111-0003503, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO COUNTY TAXES FOR THE YEAR 2011 AND SUBSEQUENT YEARS; ALL MATTERS SET FORTH IN THE PLAN OF RECORD IN PLAT BOOK 332, PAGE 117 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 2009 Linden Avenue, Nashville, Tennessee 37212
(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.

BILL GARRETT, Davidson County
Trans:T20110055312 DEEDWARR
Recvd: 09/07/11 11:07 2 pgs
Fees:13.00 Taxes:3145.00
20110907-0069186

Witness my/our hand(s) this 30th day of August, 2011.

Children's Hope, LLC

BY: _____
Sandra S. Diner, Member

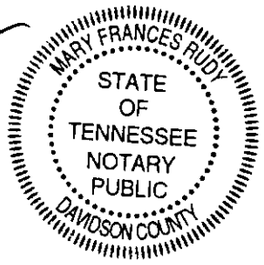
STATE OF Tennessee
COUNTY OF Davidson

On this the 30th day of August, 2011, before me personally appeared Sandra S. Diner, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged herself to be the Member of Children's Hope, LLC, the within named bargainor, a limited liability company, and that she as such Member executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 30th day of August, 2011.

_____
Notary Public

My Commission Expires: 5-20-14



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