WARRANTY DEED

BOX 10-A



My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $210,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF SEPTEMBER, 2011.

Notary Public

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeremy J. Meyer	People's Home Equity, Inc.	
(NAME) 4022 Media Street	(NAME) 105 Westpark Drive	Part of 103-4-326
(ADDRESS) Nashville, TN 37209	(ADDRESS) Brentwood, TN 37027	
(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, **STEPHEN T. CHURCH A/K/A STEVE CHURCH, AS TRUSTEE OF B2J REVOCABLE TRUST DATED DECEMBER 12, 1990 AND AMENDED NOVEMBER 30, 1999**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JEREMY J. MEYER, UNMARRIED,** 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. 33 on the Plan of Resubdivision of Lot 33, Map of Charlotte Ave. Church of Christ Addition to West Nashville, of record in Instrument Number 20110304-0017606, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to Stephen T. Church a/k/a Steve Church and Susan O. Church, as Trustees of B2J TRUST dated December 12, 1990 and amended November 30, 1999 by deed from Larry McRoberts and wife, Rachel McRoberts, of record in Instrument Number 20100907-0070976, Register's Office for Davidson County, Tennessee, dated September 3, 2010.

The said Stephen T. Church a/k/a Steve Church has the authority to sign solely as Trustee as disclosed by that certain Certification of Trust of record as Instrument No. 20110923-0073781, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2011 real property taxes, which have been paid; (b) All matters appearing on the plan of record as Instrument No. 20110304-0017606, said Register's Office; (c) TVA Easement of record in Book 1291, pages 16-18, said Register's Office; and (d) Title to that portion of the premises, if any, embraced within the charter right-of- way of CSX Railroad.

unimproved ☐

This is improved ☒ property, known as 4022 Media Street, Nashville, TN 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 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.

BILL GARRETT, Davidson County
Trans:T20110059190 DEEDWARR
Recvd: 09/23/11 11:07 2 pgs
Fees:13.00 Taxes:777.00
20110923-0073782

Witness our hands this 22nd day of September, 2011.

Stephen T. Church a/k/a Steve Church, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen T. Church a/k/a Steve Church, as Trustee, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 22nd day of September, 2011.

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 7, 2011