TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
1000 Corporate Center Drive, Suite 125
Franklin, TN 37067

BILL GARRETT, Davidson County
Trans:T20120050898 DEEDWARR
Recvd: 07/11/12 10:19 2 pgs
Fees:13.00 Taxes:259.00
20120711-0060763

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $70,000.00

Affiant

Subscribed and sworn to before me, this 6th day of July 2012

Notary Public
My commission expires: 6/9/2013

Address of New Owner:	Send Tax Bills to:	Tax Information
Buying Houses, LLC 1109 Richmond Drive Nashville, TN 37216	New Owner 4636 Lebanon Pike # 307 Hermitage, TN 37076	061-07-0-074.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Thomas Britt, unmarried,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Buying Houses, LLC, a Tennessee limited liability company,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Section One, King Subdivision of record in Plat Book 1130, Page 94, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot fronts 70 feet on the North side of Richmond Drive and runs back between parallel lines, 225 feet to a dead line.

Being the same property conveyed to Thomas Britt, unmarried by Warranty Deed from Earl Harold Dunn and wife, Thellie Key Dunn of record at Instrument No. 20060301-0023389, Register's Office for Davidson County, Tennessee, dated February 27, 2006.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 1109 Richmond Drive, Nashville, TN 37216

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this the 6th day of July, 2012.

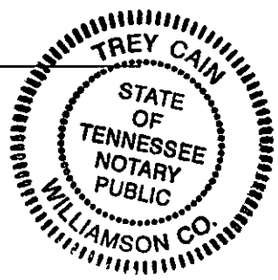
Thomas Britt

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Thomas Britt,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this the 6th day of July, 2012.

Notary Public



My Commission expires: 6/9/2013

FILE NO: 2012062141