This Instrument Was Prepared By:

SMITH & HIRSCH, PLC
3250 Dickerson Pike, Suite 121
Nashville, TN 37207

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $9,000.00.

Affiant

Subscribed and sworn to before me, this 31st day of December, 2012.

Notary Public

My Commission Expires: 7/6/15

BILL GARRETT, Davidson County
Trans:T20130001314 DEEDWARR
Recvd: 01/04/13 16:04 2 pgs
Fees:13.00 Taxes:33.30
20130104-0001516

CAROLYN PIPPUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO:
West Wood Communities, Inc. **1101 Grundy Street** **Nashville, Tennessee 37203**	**Same**	**081-15-0-066**

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENT that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by **WEST WOOD COMMUNITIES, INC.**, A Tennessee Corporation (hereinafter referred to as GRANTEES), and other good and valuable considerations, the receipt of which is hereby acknowledged, **ANTOINETTE MARTIN HAYES, TRUSTEE OF THE REVOCABLE LIVING TRUST OF WESS B. MARTIN** (hereinafter referred to as GRANTOR), has bargained and sold, and by these presents do transfer, convey, release and forever transfer to the GRANTEES, their successors and assigns all rights, title, interest, claim or demand of GRANTOR in a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto lying and being in Davidson County, Tennessee, and more particularly described as follows:

> LAND in Davidson County, Being Lot No. 68 on the Map of S. A. Champion's Subdivision, as of record in Book 161, page 132, Register's Office for said County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Said Lot No. 68 fronts 50 feet on the easterly side of 22nd Avenue, North, and runs back between parallel lines 154.7 feet to an alley.
>
> BEING the same property conveyed to Wess B. Martin, Trustee of the Revocable Living Trust of Wess B. Martin by deed from Wess B. Martin, of record in Instrument No. 20120126-0007593, Register's Office for Davidson County, Tennessee. Wess B. Martin has since died. Also being the same property conveyed to Antoinette Martin Hayes, Trustee of the Living Trust of Wess B. Martin by deed of record in Instrument No. 20130104-0001515, Register's Office for Davidson County, TN.

This is improved property known as 1522 22nd Avenue, North, Nashville, Tennessee 37208.

This conveyance is subject to: (1) Matters shown on the Plan of record as Plat Book 161, Page 132, Register's Office, (2) Metropolitan Government of Nashville and Davidson County Property Standards Order to Vacate and close Structure, of record as Instrument No. 20120726-0065819, said Register's Office, (3) 2012 Davidson County taxes, and (4) any and all easements, encumbrances and limitations of record that may affect the property.

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 successors and assigns, forever, GRANTOR does covenant with the said GRANTEES that she is 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; and it does further covenant and bind itself and its successors and representatives, to warrant and forever defend the title to the land to the said GRANTEES, their successors and assigns against the lawful claims of all persons whomsoever. Whenever 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 our hands, this 31st day of December, 2012.

Antoinette Martin Hayes, Trustee of the revocable living trust of Wess B. Martin

ANTOINETTE MARTIN HAYES, TRUSTEE OF THE REVOCABLE LIVING TRUST OF WESS B. MARTIN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary public of the State and county aforesaid, personally appeared **ANTOINETTE MARTIN HAYES**, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged herself to be the Trustee of The Revocable Living Trust of Wess B. Martin, the within named bargainor, and that she, as Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing her name as Trustee of the Revocable Living Trust of Wess B. Martin.

WITNESS my hand and official seal at office in Nashville, Tennessee, this 31st day of December, 2012.

CAROLYN PIPHUS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires JULY 6, 2015

NOTARY PUBLIC

My commission expires: 7/6/15