(2)

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$218,000.00** Affiant Subscribed and sworn to before me, this 15th day of May, 2013 Notary Public MY COMMISSION EXPIRES: 1/9/2016 (AFFIX SEAL)

LEE E. CRAWFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Motorplex Inc.	New Owner	172-04-0A
(NAME)	(NAME)	(MAP)
4171 Bill Tuck Highway		023.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
South Boston, VA 24592		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Janice L. Brooks, unmarried, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Motorplex Inc., a Virginia corporation, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 68 on the Plan of Phase One, Highlands of Brentwood of record in Plat Book 9700, Page 857, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Janice L. Brooks by Warranty Deed from Corinthian Custom Homes, Inc., a Tennessee Corporation of record at Instrument No. 20031014-0152094, dated October 10, 2003 and recorded on October 14, 2003, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 1209 Brentwood Highlands Drive, Brentwood, Tennessee 37211

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:T20130040747 DEEDWARR
Recvd: 05/16/13 09:11 2 pgs
Fees:13.00 Taxes:806.60
20130516-0049235

Witness my/our hand(s) this 15th day of May, 2013.

Janice L. Brooks by Brenda Wenk atty in fact

Janice L. Brooks by Brenda Wenk
As Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee and Williamson County, appeared Brenda Wenk with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the Attorney-in-Fact for Janice L. Brooks, the within named bargainor, and that she as such Attorney-in-Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Janice L. Brooks.

Witness my hand and official seal at office at Nashville, Tennessee on this the 15th day of May 2013.

My Commission Expires: 1/9/2016

Notary Public

