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

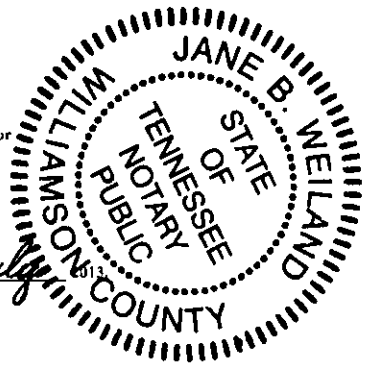
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $375,000.00

Jodi W Jackson
Affiant

Subscribed and sworn to before me, this 19th day of July, 2013.

Jane B. Weiland
Notary Public
My commission expires: 3/23/2015



BILL GARRETT, Davidson County
Trans: T20130062742 DEEDWARR
Recvd: 07/23/13 14:29 2 pgs
Fees: 13.00 Taxes: 1387.50
20130723-0076207

Address of New Owner:	Send Tax Bills to:	Tax Information
Sims W. Hill, Jr. 944 Forest Acres Court Nashville, TN 37220	Farmington Financial Group 2002 Richard Jones Rd #300a Nashville, TN 37215	146-14-0-016.00

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 Coleman Seckman, Jr., Trustee of the Seckman Family Trust U/W/O Mary Elizabeth Seckman,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Sims W. Hill, Jr. and wife, J. Leslie Hill,** 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. 15 on the Plan of Forest Acres Subdivision, Section IV, of record in Plat Book 2331, Page 156, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Thomas C. Seckman and wife, Mary Elizabeth Seckman, by Warranty Deed from John J. Markle and wife, Irene W. Markle, of record in Book 3220, Page 363, Register's Office for Davidson County, Tennessee, dated April 20, 1961, and recorded on April 24, 1961; and

Being the same property conveyed to Mary Elizabeth Seckman by Quitclaim Deed from Thomas C. Seckman of record in Book 11055, Page 994, Register's Office for Davidson County, Tennessee, dated August 5, 1998, and recorded on August 6, 1998; and

Being the same property conveyed to Thomas Coleman Seckman, Jr., Trustee of the Seckman Family Trust U/W/O Mary Elizabeth Seckman by Executor's Quitclaim Deed from Thomas C. Seckman, Executor of the Estate of Mary Elizabeth Seckman of record in Instrument #20130711-0072076, Register's Office for Davidson County, Tennessee

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 944 Forest Acres Court, Nashville, TN 37220

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 19th day of July, 2013.

Thomas Coleman Seckman, Jr., Trustee
of the Seckman Family Trust
U/W/O Mary Elizabeth Seckman

STATE OF Texas
COUNTY OF Tarrant

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Thomas Coleman Seckman, Jr., Trustee of the Seckman Family Trust U/W/O Mary Elizabeth Seckman,** the bargainor(s), 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 this the 19th day of July, 2013.

Daniel M. Fontaine
Notary Public

My Commission expires: 11/01/2014

DANIEL M FONTAINE
NOTARY PUBLIC
STATE OF TEXAS
MY COMM. EXP. 11/01/2014

FILE NO: 2013072660