NEW OWNER:

FEN RE HOLDINGS, LLC
5533 Kendall Drive
Nashville, TN 37209

SEND TAX BILLS TO:
NEW OWNER

Map 053
Group 03-0
Parcel 063.00

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 13-0726

BILL GARRETT, Davidson County
Trans:T20130068106 DEEDWARR
Recvd: 08/08/13 10:03 3 pgs
Fees:18.00 Taxes:160.95
20130808-0083149

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Forty-Three Thousand Five Hundred and 00/100 Dollars ($43,500.00)** cash in hand paid, the receipt of which is hereby acknowledged, **ROBERT FORREST WILSON, Individually, and THE BROWN FAMILY TRUST, Jack D. Brown and Marshall Wilson Brown, as Co-Trustees** ("Grantor") have this day bargained and sold and by these presents do hereby transfer and convey unto **FEN RE HOLDINGS, LLC, a Tennessee limited liability company** ("Grantee"), its successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

Being Lot No. 64, Section "B", Village of Old Hickory, as shown on plan recorded July 16, 1948, Book 1424, Page 67, in Register's Office for Davidson County, Tennessee; fronting 53.6 feet on Birdsall Street, containing 0.11 acres, more or less.

BEING the same property conveyed to Fred Wilson and Clodine B. Wilson, husband and wife, by Warranty Deed from E.I. du Pont de Nemours and Company, a Delaware Corporation, dated September 4, 1951, and of record in Book 2025, Page 124, Register's Office for Davidson County, Tennessee. Fred Wilson died intestate in March of 1979, leaving Clodine B. Wilson as the sole owner of a full undivided interest in the aforementioned premises. Clodine B. Wilson died on October 8, 2001. Clodine B. Wilson was not married at the time of her death. Robert Forrest Wilson and Gloria Wilson Brown were each left a one half undivided interest in the aforementioned premises by being an heir at law of Clodine B. Wilson. Robert Forrest Wilson is still living. Gloria Wilson Brown died on March 11, 2011. Probate for the Estate of Gloria Wilson Brown was opened and the Last Will and Testament of Gloria Wilson Brown was admitted in the Probate Court for Davidson County, Tennessee on May 31, 2011, Docket No. 11P858. Gloria was survived by her son, Marshall Brown and her husband, Jack D. Brown. Gloria Wilson Brown's Last Will and Testament allocated the residue of her estate, including any interest in real estate, to a testamentary trust known as the Brown Family Trust. Marshall Wilson Brown and Jack D. Brown were appointed Co-Trustees. For further reference refer to the Affidavit of Heirship recorded simultaneously herewith.

This is IMPROVED property known as 1208 Birdsall Street, Old Hickory, Tennessee 37138.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 11th day of July, 2013.

ROBERT FORREST WILSON, Individually

THE BROWN FAMILY TRUST

By: JACK D. BROWN, Trustee

By: MARSHALL WILSON BROWN, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, ROBERT FORREST WILSON, Individually, and JACK D. BROWN, Trustee, with full power to bargain, sell, transfer, convey, mortgage or encumber without the joinder of any beneficiary 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 office this 11th day of July, 2013.

NOTARY PUBLIC

My commission expires: 5-30-17

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is **$43,500.00.**

AFFIANT

Sworn to and subscribed to before me this 11th day of July, 2013.

NOTARY PUBLIC

My commission expires: 5-30-17

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, MARSHALL WILSON BROWN, Trustee, with full power to bargain, sell, transfer, convey, mortgage or encumber without the joinder of any beneficiary 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 office this 11th day of July, 2013.

B S Dugas

NOTARY PUBLIC

My commission expires: 7-25-16

BRITTANY T. DUGAS
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY