THIS INSTRUMENT PREPARED BY:
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ATTORNEYS AT LAW
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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
The actual value or consideration, whichever is greater, for this transfer is $161,500.00

Affiant

Sworn to and subscribed before me this 30th day of September, 2013.

Notary Public

My Commission Expires: 30 MARCH 2016

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Nos.
JTM, LLC	1406 Boscobel Street	Owner	
7035 Stone Run Drive			**083-13-0-341.00**
Brentwood, Tennessee 37027	Nashville, Tennessee 37206		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby expressly acknowledged, I, **Virginia Louise Thompson,** (Grantor), have bargained and sold and by these presents do hereby transfer and convey unto **JTM, LLC, a Tennessee limited liability company** (Grantee), its successors and assigns, the following described tracts or parcel of land situated in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being the easterly 40-11/12 feet of Lot No. 191, on "Block 'T' on the Plan of Lindsley Home Place, and the west 9-1/12 feet of Lot No. 192 in said plan.
>
> Said parts of said Lot Nos. 191 and 192 front together 50 feet on the southerly side of Boscobel Street, and extend back between parallel lines, 125 feet to an alley in the rear.
>
> Being the same property conveyed to Virginia Louise Thompson, by Warranty Deed, from George R. Moser and wife, Othy M. Moser, dated November 29, 1996, of record in Book 10276, Page 210, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tracts or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever.

And Grantor covenants with the said Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, subject to applicable building and zoning regulations, such state of facts as an accurate survey would disclose, and all existing highway, roadway, and utility easements which lie on the premises.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and defend the title to said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 10/02/13 09:53 2 pgs
Fees:13.00 Taxes:597.55
20131002-0103264

WITNESS my hand this the 30th day of September, 2013.

Virginia Louise Thompson

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, CHELSEA LEIGH BROWN, the undersigned, a Notary Public, in and for said State and County, **Virginia Louise Thompson,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this the 30th day of September, 2013.

NOTARY PUBLIC

CHELSEA LEIGH BROWN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 30 MARCH 15

My Commission Expires: 30 MARCH 2015

True Copy Certification

I, Charles E. Morton IV, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Chelsea Leigh Brown, a notary public for this county and state, Charles E. Morton IV who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires: 30 March 2015
Notary's Seal (if on paper)

CHELSEA LEIGH BROWN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 30 MARCH 15