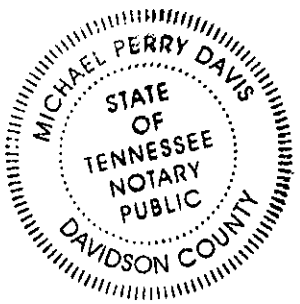


STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00

Nancy E. Hopson
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF December, 2013

NOTARY PUBLIC

My Commission Expires: 8/23/16

THIS INSTRUMENT PREPARED BY:
R. Kirkland Moser, Attorney, 201 4th Avenue North, Ste 150, Nashville, TN 37219

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Madison Martin 1938 Neelys Bend Road Madison, TN 37115	Reliance First Capital 201 Old Country Rd, Ste 205 Melville, NY 11747	074-00-0-004.00

BILL GARRETT, Davidson County
Trans:T20130107472 DEEDWARR
Recvd: 12/27/13 15:27 2 pgs
Fees:13.00 Taxes:555.00

20131227-0130484

Warranty Deed

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

DANIEL HALL

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

MADISON MARTIN

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in the 11th, formerly the 19th Civil District of said County, being part of Lot No. 1 on the Map of the Hamblen Tract, as of record in Minute Book 6, page 336, County Court for said County, and described partly according to a survey made by Lewis D. Justice, Surveyor, dated March 29, 1952, as follows:

Beginning at the corner of Tracts 1 and 2 of said Hamblen Tract, at the northeast corner of the property conveyed to Frank S. Brent and wife, by deed of record in Book 2139, page 41, Register's Office for said County; thence with Brant's North line, south 58° 45' west 1,591 feet to a point in the east line of a tract conveyed to B.E. Shipman and wife, by deed of record in Book 2089, page 519, said Register's Office; thence with Shipman's line, north 18° 45' west 236 feet to a point, the southwest corner of the property conveyed to Willie F. Jackson and wife by deed of

record in Book 2142, page 597, said Register's Office; thence with Jackson's south line, north 58°45'east 1,591 feet to the center line of Neely's bend Road; thence with the center line of the same, south 18° 45' east 236 feet to the beginning.

Included in the above description but excluded from this conveyance is the following description:

Being a tract of land in the 9th Councilmanic District of Davidson County, Tennessee and a portion of that O.N. Williams, et ux, in Deed Book 2293, page 251, Register's Office for Davidson County, TN, more accurately described according to a survey by Tommy E. Walker, TN License No. 1465, dated 01-28-00 as follows:

Beginning at an iron pin at a corner post, said pin being the most southwest corner of Vivian Annette Menees of record in DB 7733, page 891, RODCT, and the most northwest corner to herein described tract; thence generally with a fence and the line of previous said Menees N 68 01'12" E, 665.00' to a set iron pin; thence now leaving said Menees with a new line S 00° 00' 16" E. 243.79' to a set iron pin in a fence; thence with said fence S 68° 08'13" W, 620.43' to an existing corner fence post; thence with a fence N 10° 15' 19" W, 229.60' to the point of beginning, containing 3.327 acres more or less.

Being the same property conveyed to Daniel Hall, by deed from David Keith, as the heir at law of Otto N. Williams, of record in Instrument No. 20100203-0008775, dated February 1, 2010, said Register's Office.

This improved property is known as 1938 Neelys Bend Road, Madison, TN 37115.

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. We do covenant with 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, except for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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.

Witness our hands this 23 day of December, 2013.

Daniel Hall

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Daniel Hall, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 20 day of December, 2013.

Notary Public

My commission expires: 9/11/17

BRANDY GOMAZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY