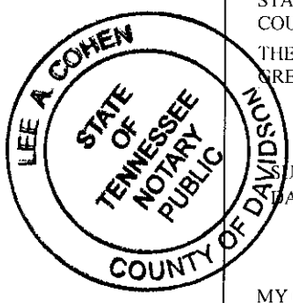
BOX 10-B



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $64,500.00

Lee A Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26 DAY OF FEBRUARY, 2014.

Lee A. Cohen
Notary Public

MY COMMISSION EXPIRES: May 5, 2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
STRIVE PROPERTIES, LLC	**SAME**	**096-05-0-162.00**
(NAME) **P. O. BOX 140371**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37214**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans: T20140013397 DEEDWARR
Recvd: 02/26/14 11:52 2 pgs
Fees: 13.00 Taxes: 238.65

20140226-0016431

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, LEE ANN BROWN, GINA THOMPSON, KAYLEE FOSCHINO, AND MICHAEL ANTHONY FOSCHINO, BEING ALL THE HEIRS AT LAW OF NELDA R. HALL**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **STRIVE PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE,ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee being Lot No. 197, on the map of Woodberry Park, of record in Plat Book 2133, pages 117-119, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Fulton Lee Hall, Jr. and wife, Nelda R. Hall, by deed from Olivia Pitt, of record in Book 4445, page 518, dated September 11, 1970, said Register's Office. The said Fulton Lee Hall, Jr. having since died on or about May 5, 2010, leaving the said Nelda R. Hall as the surviving tenant by the entirety. The said Nelda R. Hall having since died intestate on or about March 18, 2013 leaving as her heirs at law, Lee Ann Brown, Gina Thompson, Kaylee Foschino, and Michael Anthony Foschino. The said Michael Anthony Foschino having Brian Anthony Foschino appointed as his guardian by Court Order dated May 6, 2013, as evidenced by Probate Case No. 13P616 filed in the Probate Court for Davidson County, Tennessee. See attached Affidavits of Heirship as to the Heirs at Law of Nelda R. Hall being recorded simultaneously herewith as Instrument No. 20140226006429 and Instrument No. 20140226006430, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters as shown on the Plan of record in Plat Book 2133, pages 117-119, said Register's Office and any and all easements, restrictions, and conditions of record which may affect said property in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as **2649 WOODBERRY DRIVE, NASHVILLE, TN 37214**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness our hands on this 26 day of February, 2014.

Lee Ann Brown
LEE ANN BROWN

Gina Thompson
GINA THOMPSON

Kaylee Foschino
KAYLEE FOSCHINO

B Fosf
MICHAEL ANTHONY FOSCHINO
By: BRIAN ANTHONY FOSCHINO, HIS GUARDIAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Lee Ann Brown, Gina Thompson and Kaylee Foschino,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 26 day of February, 2014.

Lee A. Cohen
Notary Public

LEE A COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My commission expires: **May 5, 2015**

STATE OF GEORGIA
COUNTY OF Coweta

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Brian Anthony Foschino, Guardian of Michael Anthony Foschino,** the bargainor, 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 15th day of February, 2014.

Notary Public

My commission expires: May 22, 2017

RICHARD COMPTON
NOTARY PUBLIC
Coweta County
State of Georgia
My Comm. Expires May 22, 2017