Return to
Robert L. Scruggs, Attorney
2525 21st Avenue South, 2nd Floor
Nashville, Tennessee 37212

PREPARED BY WHITE, REGEN & GARTON, PLC, P. O. BOX 190, DICKSON, TN 37056

WRG-1640 Map 043-13-0-316.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ninety-Seven Thousand Five Hundred and No/100 Dollars ($97,500.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **JTG Family LLC**, a Tennessee limited liability company, has bargained and sold, and by these presents does transfer and convey unto **Brian D. Holl,** unmarried, **Gerald R. Holl** and wife, **Lynn M. Holl,** and **Katherine Loehrer,** unmarried (the "Grantees"), their heirs and assigns, the real property described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title, and interest thereto belonging, to the Grantees, their heirs and assigns, forever.

AND IT DOES COVENANT with the Grantees that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise disclosed by the public records of Davidson County, Tennessee.

AND IT DOES FURTHER COVENANT and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has caused its name to be subscribed hereto this 23rd day of December, 2014.

BILL GARRETT, Davidson County
Trans:T20140097160 DEEDWARR
Recvd: 12/30/14 10:02 4 pgs
Fees:23.00 Taxes:360.75
20141230-0118776

JTG FAMILY LLC

By: _____
Jack L. Garton, President

By: _____
Terrilyn Garton, Secretary

STATE OF TENNESSEE

COUNTY OF DICKSON

Before me, the undersigned, a notary public in and for said state and county, personally appeared Jack L. Garton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be president of JTG Family LLC, the bargainor, a Tennessee limited liability company, and that he as such president, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the company by himself as president.

Witness my hand and official seal at Dickson, Tennessee, this 23rd day of December, 2014.

Melinda D. Bradford
Notary Public

My Commission Expires:

05-24-16

MELINDA D. BRADFORD STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON MY COMMISSION EXPIRES 05-24-2016

STATE OF TENNESSEE

COUNTY OF DICKSON

Before me, the undersigned, a notary public in and for said state and county, personally appeared Terrilyn Garton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be secretary of JTG Family LLC, the bargainor, a Tennessee limited liability company, and that she as such president, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the company by herself as secretary.

Witness my hand and official seal at Dickson, Tennessee, this 23rd day of December, 2014.

Melinda D. Bradford
Notary Public

My Commission Expires:

05-24-16

MELINDA D. BRADFORD STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON MY COMMISSION EXPIRES 05-24-2016

AFFIDAVIT

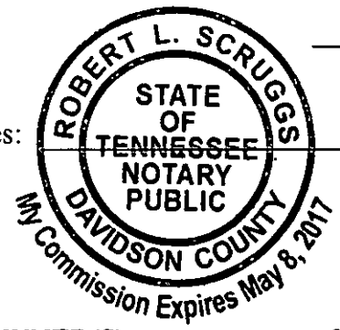
I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $ 97,500.00 , which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 29th day of December, 2014.

Notary Public

My Commission Expires:



ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:
Brian D. Holl	Mortgage Investors Group
324 Hickory Street	5200 Maryland Way, Ste 202
Madison, TN 37115	Brentwood, TN 37027

This instrument was prepared from information furnished by one or more of the parties hereto, and the preparer assumes no responsibility for the completeness or accuracy of such information. No title examination was requested or performed. No advice has been solicited or given as to the tax implications of this transfer.

EXHIBIT A

Description of Property

Land in Davidson County, Tennessee, being Lot No. 25, of Block "D", on the Plan of Crittenden Estates, of record in Book 974 at page 69 in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to JTG Family LLC, a Tennessee limited liability company, by deed from J. Clayton Parrish, dated March 14, 2014, and recorded simultaneously herewith as Instrument No. 20140318-0022254 in the Register's Office of Davidson County, Tennessee.

This property is subject to the right-of-way of Hickory Street.

This conveyance is subject to the matters appearing on the plat of record in Book 974 at page 69 in the Register's Office of Davidson County, Tennessee.