THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 15033356**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $349,900.00. Affiant Subscribed and sworn to before me, this 10th day of April, 2015. Notary Public My Commission Expires: 9/10/18

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

BILL GARRETT, Davidson County
Trans:T20150027431 DEEDWARR
Recvd: 04/13/15 13:08 2 pgs
Fees:13.00 Taxes:1294.63
20150413-0032350

WARRANTY DEED

Address New Owner: RMN Development, LLC 2401 E 32nd St #10-131 Joplin, MO 64804-3177	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 105-02-519.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Edgehill Properties, LLC, a Tennessee Limited Liability Company** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **RMN Development, LLC, a Tennessee Limited Liability Company** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 10, NEW HOPE SUBDIVISION, as shown on plat of record in Plat Book 6900, Page 996, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Quitclaim Deed from Shepley Smith and Shannon Smith, Husband and Wife to Edgehill Properties, LLC, as recorded on the 18th day of October, 2010 in Instrument No. 20101018-0083394 and Special Warranty Deed from Household Financial Center, Inc. to Shepley Smith and Shannon Smith, husband and wife, as recorded on the 12th day of April, 2010 in Instrument No. 20100412-0027580, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2015 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat recorded in Plat Book 6900, Page(s) 996 and Plat Book 6200, Page 609 (old plat).

Covenants, Conditions and Restrictions as set forth in Deed recorded in Book 8005, Page 53.

This is improved property located at 908 Archer Street Nashville TN 37203

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of April, 2015.

Edgehill Properties, LLC

Shepley Smith, Authorized Agent

By: Shepley Smith, Authorized Agent

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the State and County aforesaid, personally appeared Shepley Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Authorized Agent (or other officer authorized to execute the instrument) of Edgehill Properties, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that he as such authorized member has executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as such aforesaid authorized agent.

Witness my hand, at office, this 10th day of April, 2015.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018