THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 32359-04-2015**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $1,275,000.00. Affiant Subscribed and sworn to before me this 15th day of May, 2015. Notary Public My Commission Expires: 11/6/17

LINDA TURNER MAY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner: Julie Ann Hawkins 105 West Hampton Place Nashville, TN 37205	**Send Tax Bills To:** SAME	**Tax Information:** Map and Parcel No.: 116 07 0 105 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, **Steve G. Fridrich, Successor Trustee of the Barbara W. Fridrich Exempt Family Trust, as to an undivided (88.3733%) interest and Steve G. Fridrich, Successor Trustee of the Barbara W. Fridrich Non-Exempt Family Trust, as to an undivided (11.6266%) interest, both of said Trusts being established under the Fridrich Revocable Living Trust U/A dated December 27, 2002 as restated February 8, 2003**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Julie Ann Hawkins** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 105 West Hampton Place, Nashville, TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, 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 as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

BILL GARRETT, Davidson County
Trans:T20150039415 DEEDWARR
Recvd: 05/20/15 15:22 3 pgs
Fees:18.00 Taxes:4717.50
20150520-0046749

IN WITNESS WHEREOF, Grantor has executed this instrument on the 15th day of May, 2015.

Steve G. Fridrich, Successor Trustee

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Steve G. Fridrich, Successor Trustee**, 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, at office, this 15th day of May, 2015.

Notary Public

My Commission Expires:

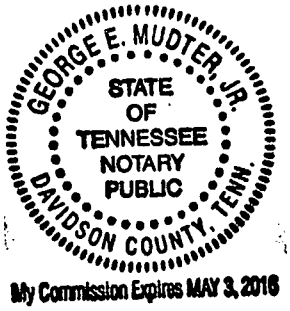


EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Westhampton Place, as of record in Plat Book 3700, pages 95 and 96, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Jerry D. Fridrich and wife, Barbara W. Fridrich, by deed dated October 28, 1977 from Mac E. Ozier and wife, Bonnie B. Ozier, of record in Book 5217, page 668, Register's Office for Davidson County, Tennessee. By Quitclaim Deed dated March 15, 1995 in Book 9622, page 768, Register's Office for said County, Jerry D. Fridrich conveyed his interest in subject property to Barbara W. Fridrich. Barbara W. Fridrich having since died on July 20, 2008 leaving a Last Will and Testament filed for probate in Docket No. 08P1808, Office of the Davidson County Probate Clerk. In accordance with the terms of the Will, Barbara W. Fridrich directed all of her property be distributed to the Fridrich Revocable Living Trust, dated December 27, 2002, Gerald D. Fridrich, Sr. and Barbara W. Fridrich, Trustees. Letters Testamentary were issued to Gerald D. Fridrich, Sr. By Quitclaim Deed dated July 27, 2011 in Instrument No. 20110728-0057929, Register's Office for Davidson County, Tennessee, Gerald D. Fridrich, Sr., Executor of the Estate of Barbara W. Fridrich, conveyed subject property to Gerald D. Fridrich, Sr. Trustee of The Barbara W. Fridrich Exempt Family Trust, as to an undivided (88.3733%) interest and Gerald D. Fridrich, Sr. Trustee of The Barbara W. Fridrich Non-Exempt Family Trust, as to an undivided (11.6266%) interest. Gerald D. Fridrich, Sr. having since died on June 23, 2013. Steve G. Fridrich is the designated Successor Trustee.

This conveyance is made subject to:

1. Taxes for the year 2015, having been prorated by the parties and assumed by the Grantee.
2. If improvements are completed after January 1 of any year, the Law requires supplemental assessments for the year in which improvements are completed as defined by Statute. The Company assumes no liability for taxes assessed by correction pursuant to the provisions of T.C.A. § 67-5-603.
3. All matters appearing on the Plan of record as Book 3700, pages 95 and 96, Register's Office for Davidson County, Tennessee.