Box 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $95,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF AUGUST, 2015. Notary Public MY COMMISSION EXPIRES: NOVEMBER 5, 2018 (AFFIX SEAL)

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

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
GRAND CANYON PROPERTIES, LLC	**SAME**	**051-05-0-023.00**
(NAME) **P. O. BOX 160591**	(NAME) 41177Hillsboro Pike, Suite 103-177	
(ADDRESS) **NASHVILLE, TN 37216**	(ADDRESS) Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, PEACE OF EARTH, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GRAND CANYON PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND OR 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 the Lot No. 4-A as shown on the map entitled Zone Lot Division of Lots 1-4, Resubdivision of Lots 1 and 2, Due West Subdivision, of record in Plat Book 6250, page 706, amended in Plat Book 8250, page 989, 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 Peace of Earth, LLC, a Tennessee Limited Liability Company, from J.C. Kyle and wife, Norma H. Kyle, and Terry B. Holleman and wife, Debbie Holleman, by deed dated May 15, 2007, of record in Instrument No. 20070516-0058784, said Register's Office.

This conveyance is subject to matters shown on the Plan of record in Plat Book 6250, Page 706, amended in Plat Book 8250, page 989; Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage, Water Mains and Appurtenances of record in Instrument No. 20050303-0023561; Restrictive covenants for the Due West Subdivision of record in Instrument No. 20071015-0122103; Charter of record in Instrument No. 20130123-0007514; and any and all other easements, restrictions, and conditions of which may affect said property in the Register's Office for Davidson County, Tennessee.

****GRANTOR HEREIN ASSUMES THAT CERTAIN DEED OF TRUST DATED OCTOBER 7, 2013 IN FAVOR OF FRANKLIN SYNERGY BANK OF RECORD IN INSTRUMENT NO. 20131009-0106043, SAID REGISTER'S OFFICE.****

Unimproved ( )
This is improved(X) property, known as **813 CHANNING DRIVE, MADISON, TN 37115**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20150066296 DEEDWARR
Recvd: 08/10/15 13:55 2 pgs
Fees:13.00 Taxes:351.50
20150810-0079729

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, except for that certain Deed of Trust referenced herein; 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 this 7th day of August, 2015.

PEACE OF EARTH, LLC

By: Connie M. Williams, Member

By: Sheila F. Tidwell, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Connie M. Williams,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged herself to be a member of **Peace of Earth, LLC,** the within-named bargainor, a Tennessee Limited Liability Company and that she as such member, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of **Peace of Earth, LLC,** by herself as such member.

Witness my hand and official seal at office this 7th **day of August, 2015.**

My commission expires: **November 5, 2018**

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Sheila F. Tidwell,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged herself to be a member of **Peace of Earth, LLC,** the within-named bargainor, a Tennessee Limited Liability Company and that she as such member, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of **Peace of Earth, LLC,** by herself as such member.

Witness my hand and official seal at office this 7th **day of August, 2015.**

My commission expires: **November 5, 2018**

Notary Public

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON