WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $205,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE __ DAY OF AUGUST, 2015.

Notary Public

MY COMMISSION EXPIRES: 8/23/2016
(AFFIX SEAL)

HANNAH K AYERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

BILL GARRETT, Davidson County
Trans: T20150071350 DEEDWARR
Recvd: 08/24/15 10:50 3 pgs
Fees: 18.00 Taxes: 758.50
20150824-0085099

THIS INSTRUMENT WAS PREPARED BY
Rudy, Winstead, Kolb & Turner, PLLC
1812 Broadway
Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MECHTA, LLC	Jacob May	025-04-0-113.00
(NAME)	(NAME)	
P.O. Box 92	4535 Harding Rd. Ste. 309	
(ADDRESS)	(ADDRESS)	
Arrington, TN 37014	Nashville, TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, JOHN WAYNE HICKS, TRUSTEE hereinafter called the Grantor(s), has bargained and sold, and by these presents do transfer and convey unto, MECHTA, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, hereinafter called the Grantee(s), its heirs and assigns, that 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. 2 on the Plan of Hicks-Galbreath Subdivision, as shown on plat of record in Plat Book 6200, page 612, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

Being the same property conveyed to John Wayne Hicks, Trustee with full power, by Quitclaim Deed of record in Book 7332, Page 87, in Register's Office of DAVIDSON County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan and/or plat of record; 6) All applicable government and zoning regulations.

This is improved x property, known as 134 S. Main Street, Goodlettsville, Tennessee
(unimproved)
(House Number) (Street) (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 GRANTEE, its heirs and assigns forever; and we do covenant with the said GRANTEE(S) that it is 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 myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), its 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 my/our hand(s) this ___ day of August, 2015.

GRANTOR:
TRUST AGREEMENT

John Wayne Hicks, Trustee

John Wayne Hicks, Trustee

John Wayne Hicks, 1/3 owner of Trust Agreement

William Jerry Hicks

William Jerry Hicks, 1/3 owner of Trust Agreement

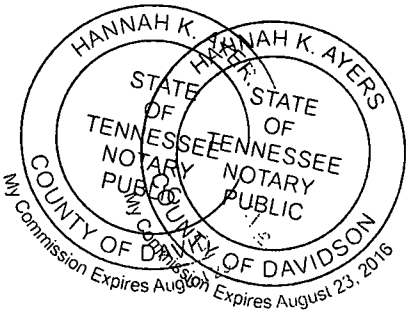
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Wayne Hicks, the trustee of the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath and who acknowledged that __he executed the within instrument as trustee on behalf of the Trust for the purposes therein contained.

Witness my hand and official seal this 21st day of August, 2015.

Notary Public

My Commission Expires: 8/23/2016



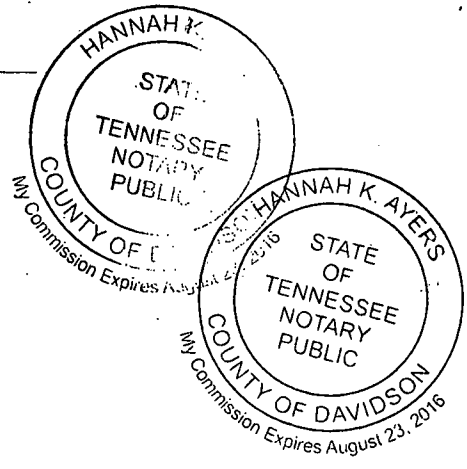
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Wayne Hicks, one third owner and beneficiary of the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath and who acknowledged that __he executed the within instrument as trustee on behalf of the Trust for the purposes therein contained.

Witness my hand and official seal this 21st day of August, 2015.

Notary Public

My Commission Expires: 8/23/2016



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William Jerry Hicks, one third owner and beneficiary of the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath and who acknowledged that __he executed the within instrument as trustee on behalf of the Trust for the purposes therein contained.

Witness my hand and official seal this 21st day of August, 2015.

Notary Public

My Commission Expires: 8/23/2016

HANNAH K. AYERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
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