This Instrument Prepared by:
Bettie J. Winton
Grissim and Hodges, Attorneys
323 Union Street, Suite 400
Nashville, TN 37201

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
The Focus Group of Tennessee, LLC 2303 21st Avenue South Nashville, Tennessee 37212 Attn: Seth Argo	SAME	Map and Parcel No.: 132-09-0-047.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **KENNETH W. HAYNES and wife, CAROL A. HAYNES,** have bargained and sold, and by these presents do transfer and convey unto **THE FOCUS GROUP OF TENNESSEE, LLC**, a Tennessee limited liability company (the "Grantee"), its representatives, successors and assigns, all of Grantors' right, title and interest in and to that certain land in Davidson County, Tennessee, as more particularly described on Exhibit "A" attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, its successors, representatives and assigns, forever. And the Grantors do covenant with the Grantee that they 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 those exceptions included on Exhibit "A", attached hereto and incorporated herein by reference. And the Grantors do further covenant and bind themselves, their heirs, representatives, successors, and assigns to warrant and forever defend the title to the said land to the Grantee, its representatives, successors and assigns, against the lawful claims of all persons, whomever.

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

(Signature Page to Follow)

BILL GARRETT, Davidson County
Trans:T20150078547 DEEDWARR
Recvd: 09/16/15 09:09 4 pgs
Fees:23.00 Taxes:2830.98
20150916-0093770

IN WITNESS WHEREOF, the Grantors have executed this instrument as of the 14th day of September, 2015.

KENNETH W. HAYNES

CAROL A. HAYNES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, KENNETH W. HAYNES, the within named bargainor, 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 herein contained.

Witness my hand, at office, this 14th day of September, 2015.

PEGGY AXFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 10, 2019

NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, CAROL A. HAYNES, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes herein contained.

Witness my hand, at office, this 14th day of September, 2015.

PEGGY AXFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 10, 2019

NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $765,128.70.

Affiant

Subscribed and sworn before me this 14th day of September, 2015.

PEGGY AXFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 10, 2019

NOTARY PUBLIC

My Commission Expires: _____

EXHIBIT "A"

LAND in Davidson County, Tennessee, being Lots 1A and 1B on "The Final Plat of a Re-Subdivision of Tract 1 of a Resubdivision of Lots 29, 30 & 31, of Oak Hill Subdivision No. 1," of record in Instrument No., 20150909-0091499, amending plat record in Book 5200, Page 659, amending plat of record in Book 547, Page 49, Register's Office for Davidson County, Tennessee.

Being the property conveyed to Kenneth W. Haynes and wife, Carol A. Haynes, by deed of record in Instrument No. 20150316-0022320, Register's Office for Davidson County, Tennessee.

The Property is being sold subject to the following exceptions:

1. Taxes for the year 2015, and subsequent years, not yet due and payable.

2. Subject to matters shown on recorded plat in Plat Book 547 at Page 49, as amended in Plat Book 5200 at Page 659 and Instrument No. 20150909-0091499, Register's Office for Davidson County, Tennessee.

3. Stormwater Sewer Easement(s) recorded in Book 4236 at Page 229, Register's Office for Davidson County, Tennessee.