WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $265,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF DECEMBER, 2015.

Notary Public

MY COMMISSION EXPIRES: 08-20-19

(AFFIX SEAL)

MARY BIRTHRIGHT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

J-HH-15-304

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jake H. Priester	**Mortgage Investors Group**	
(NAME)	(NAME)	
304 Highland Heights Drive	**8320 East Walker Springs Lane, Ste. 200**	**025-15-0-014.00**
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072-3903	**Knoxville, TN 37923**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **RICHARD BLOCK, SUCCESSOR TRUSTEE OF THE 304 HIGHLAND HEIGHTS DRIVE LIVING TRUST,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **JAKE H. PRIESTER, AN UNMARRIED MAN,** hereinafter called the Grantee(s), their 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. 3 on the Plan of Highland Heights Acres of record in Plat Book 3700, Page 97, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to James Matthew Acord, Trustee of the 304 Highland Heights Drive Living Trust by General Warranty Deed from Sarah W. Terry, a widow of record in Instrument No. 20150727-0073261, Register's Office for Davidson County, Tennessee, dated July 21, 2015 and recorded on July 27, 2015, with Notice of Trustee Resignation recorded in Instrument No. 20150729-0074665, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

- Subject to all matters shown on the Plan of record in Plat Book 3700, Page 97, Register's Office for Davidson County, Tennessee.
- Restrictions of record in Book 4071, Page 226, in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **304 Highland Heights Drive , Goodlettsville, Tennessee 37072-3903**.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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, unless otherwise herein set out; 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20150110369 DEEDWARR
Recvd: 12/31/15 10:31 2 pgs
Fees:13.00 Taxes:980.50
20151231-0131467

Witness my/our hand(s) this the 30th DAY OF DECEMBER, 2015.

Richard Block,Successor Trustee of the 304 Highland Heights Drive Living Trust

BY: Richard Block
Richard Block, Successor Trustee

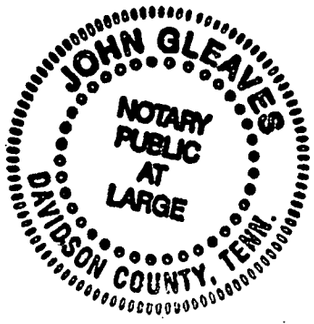
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Richard Block, Successor Trustee of the 304 Highland Heights Drive Living Trust to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 30th day of December, 2015.

Notary Public

My Commission Expires: 3-6-18



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212