THIS INSTRUMENT PREPARED BY: Mudter & Patterson An Association of Attorneys 3811 Bedford Avenue Suite 205 Nashville, Tennessee 37215 FTEC File No. 32774-12-2015 Record & Return To: First Title & Escrow Company, Inc. 3811 Bedford Ave, Suite 205 Nashville, TN 37215	STATE OF TENNESSEE, COUNTY OF DAVIDSON: Williamson The actual consideration or value, whichever is greater, for this transfer is: $1,025,000.00. Affiant Subscribed and sworn to before me this 4th day of January, 2016. Notary Public My Commission Expires: January 11, 2017

STEPHANIE MCBEE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

Address New Owner: Peter Wojtkiewicz, Jacqueline Wojtkiewicz 1617 Graybar Lane Nashville, TN 37215	Send Tax Bills To: New Owner	Tax Information: Map and Parcel No.: 117 11 0 069 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, **Fred T. McLaughlin and wife, Laura R. McLaughlin**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Peter Wojtkiewicz and wife, Jacqueline Wojtkiewicz** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in the 7th, formerly 11th, Civil District of Davidson County, Tennessee, being the easterly 105 feet of Lot No. 18 and the westerly 65 feet of Lot No. 19 on the Map of Glen Echo Subdivision of the Noel Property, not of record, described according to a survey made by W.B. Southgate, Surveyor, August, 1925, as follows:

Beginning on the southerly margin of Graybar Lane, formerly Watkins Street, at a point 510 feet west of the westerly margin of Belmont Boulevard, thence southwardly and parallel with said Boulevard 400 feet to the northerly line of Lot No. 22; thence with the northerly line of Lots Nos. 22 and 23, westwardly 170 feet to a point 170 feet east of the southeast corner of Lot No. 17; thence northwardly and parallel with the easterly line of Lot No., 17; 400 feet to the southerly margin of said Lane; thence with the said Lane eastwardly 170 feet to the beginning.

Being the same property conveyed to Fred T. McLaughlin and wife Laura R. McLaughlin by deed dated January 31, 1997 from Pearl N. Binkley, unmarried of record in Book 10340, page 603, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 01/04/16 16:21 3 pgs
Fees:18.00 Taxes:3792.50
20160104-0000606

This conveyance is made subject to:

1. State and County taxes for the year 2016 which have been prorated and assumed by the Grantee. Map and Parcel No. 117 11 0 069 00.
2. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 4076, page 370, Register's Office for Davidson County, Tennessee.

This is improved property located at 1617 Graybar Lane, Nashville, TN 37215

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 4th day of January, 2016.

Fred T. McLaughlin

Laura R. McLaughlin

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Fred T. McLaughlin and Laura R. McLaughlin**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of January, 2016.

Notary Public

My Commission Expires:

GERALD G. PATTERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES OCTOBER 7, 2019

True Copy Certification

I, ARIC HINSON, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN

County of WILLIAMSON

Personally appeared before me, STEPHANIE MCPEAKE, a notary public for this county and state, ARIC HINSON, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 6-11-17

STEPHANIE MCPEAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY