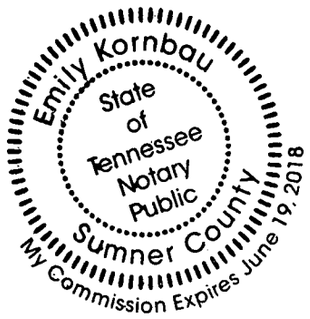


STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is 157,000.00

Affiant

Subscribed and sworn to before me, this 25th day of July, 2016.

Notary Public

My commission expires: 10/19/18

BILL GARRETT, Davidson County
Trans:T20160065257 DEEDWARR
Recvd: 07/29/16 09:31 2 pgs
Fees:13.00 Taxes:580.90
20160729-0078231

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Eric W. Speiser **Lacey N. Speiser**	← new owner	**034010E00800CO**
114 Cobblestone Place Drive		
Goodlettsville, TN 37072		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Mid-TN Capital, LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Eric W. Speiser and Lacey N. Speiser, joint tenants

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND 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 Lot 8 of Cobblestone PD, recorded in Plat of record under Instrument No. 20100311-0018694, in the Register's Office of Davidson County, Tennessee, to which plat reference is made for a more particular description of said property.

Being a portion of the same property conveyed to Mid-TN Capital, LLC, a Tennessee limited liability company, from Orange Cobblestone Holdings, LLC, a Tennessee limited liability company, by Special Warranty Deed dated May 1, 2015 of record in Instrument No. 20150511-0042855, and corrected in Instrument No. 20160505-0044277, Register's Office for Davidson County, Tennessee.

Further being a portion of the same property conveyed to Orange Cobblestone Holdings, LLC, from Madison L. Martin, Successor Trustee (appointed in Instrument No. 20130226-0018830), by Successor Trustee's Deed dated December 16, 2014 of record in Instrument No. 20150113-0003467, said Register's Office.

Also being a portion of the same property conveyed to Daniel Rivergate, LLC, from Triple S Development, Inc., by Warranty Deed dated March 21, 2008 of record in Instrument No. 20080324-0028987, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (X) unimproved ( ) property known as 114 Cobblestone Place Drive, Goodlettsville, TN 37072

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 in 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 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 my/our hand(s) this 25th day of July, 2016.

Mid-TN Capital, LLC
By: William R. Hyneman
Its: Member

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **WILLIAM R. HYNEMAN** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the forgoing instrument for the purpose therein contained and who further acknowledged that he is MEMBER of MID-TN CAPITAL, LLC and that he is authorized by MID0TN CAPITAL, LLC to execute this instrument on its behalf.

Witness my hand, at office, this 25th day of July, 2016.

Notary Public

My Commission Expires: 9/11/17

MARK B. LEEDOM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON