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THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 120,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF DECEMBER, 2016. Notary Public MY COMMISSION EXPIRES: 3-3-20 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20160108832 DEEDWARR
Recvd: 12/12/16 12:35 6 pgs
Fees:33.00 Taxes:444.00
20161212-0129950

R. L. MOORE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David A. Poma and Janice L. Poma	NEW OWNER	
2100 Safari Camp Road		128 000 11200
Lebanon, TN 37090		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, **George T. Reale, Deborah D. Reale, Michael Reale, Adam Reale, Tony Reale, Chris Reale, Elizabeth Delacie Reale, Leslie Reale, Ethan Schmidt and Clare Wilbert Rogers,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David A. Poma and Janice L. Poma, husband and wife,**

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 the 8th Civil District of said County and State, being part of 112-1/2 acre tract as shown on the plan of record in Plan Book 2, page 165, Chancery Court at Nashville and being shown as tracts 5 and 6 on a survey made by Wayne S. Cooper Sr., Surveyor, April 17, 1968 and described as follows:

Beginning at a spike in the center of Sawyer Brown Road at a point north 18 degrees 16' east 163 feet from the northeast corner of the property conveyed to James E. Green and wife by deed from C. E. Francis and wife of record in book 4404, page 83, Register's Office for said County, being the corner of Tracts 6 and 7; thence with the line between said two tracts north 74 degrees 59' west 799.71 feet to an iron pin in the easterly right of way Interstate 1-40; thence with said right of way line north 17 degrees 36' east 324.80 feet to the corner of tracts Nos. 4 and 5; thence with the line between said two tracts south 75 degrees 07' east 803.58 feet to the center of Sawyer Brown Road; thence with the center of said Road south 18 degrees 16' west 326 feet to the beginning.

Being the same property conveyed to Ross Reale and wife Rose H. Reale by warranty deed from Park Avenue Baptist Church of record in Book 4534, page 739, Register's Office for Davidson County, Tennessee, dated 08/19/1971 and recorded on 09/07/1971.

Ross Reale died on March 14, 1980 and predeceased Rose H. Reale. Rose H. Reale died December 11, 2004, and by her will probated in Docket No. 05P-137 in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, left this property to The Rose H. Reale Revocable Living Trust dated December 31, 1997.

NOTE: James S. Reale, a beneficiary under The Rose H. Reale Revocable Living Trust dated December 31, 1997, died on May 30, 2003 leaving no children or descendants, and his benefit passed to the descendants of Rose H. Reale.

The property was conveyed to Cumberland Trust & Investment Company, Successor Trustee of the Rose H. Reale Revocable Trust dated December 31, 1997 by quitclaim deed from Cumberland Trust & Investment Company, Administrator C.T.A. of the Estate of Rose H. Reale of record in Instrument No. 20050211-0016152 Register's Office for Davidson County, Tennessee, dated 02/09/2005 and recorded on 02/11/2005.

The property was further conveyed to Peter Joseph Reale (as to a 1/4 interest), George T. Reale (as to a 1/4 interest), Cumberland Trust & Investment Company, Successor Trustee of the Rose H. Reale Revocable Trust dated December 31, 1997 for the Benefit of Margaret R. Reale (as to a 1/4 interest), and Cumberland Trust & Investment Company, Successor Trustee of the Rose H. Reale Revocable Trust dated December 31, 1997 for the Benefit of John R. Reale (as to a 1/4 interest), by quitclaim deed from Cumberland Trust & Investment Company, Successor Trustee of the Rose H. Reale Revocable Trust dated December 31, 1997 of record in Instrument No.

20050211-0016153 Register's Office for Davidson County, Tennessee, dated 02/09/2005 and recorded on 02/11/2005.

Peter Joseph Reale died February 27, 2011 and by his will probated under Docket No. 14P-831 in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, devised his interest in this property to his wife, Deborah D. Reale. See also Affidavit of Heirship, Instrument No. 20150709-0066964, Register's Office for Davidson County, Tennessee.

The interest which had been conveyed to Cumberland Trust & Investment Company, Successor Trustee of the Rose H. Reale Revocable Trust dated December 31, 1997 for the Benefit of John R. Reale was further conveyed to Courtney Reale (as to a 1/12 interest), Michael Reale (as to a 1/12 interest), and Cumberland Trust & Investment Company, Successor Trustee of the Rose H. Reale Revocable Trust dated December 31, 1997 F/B/O Adam Reale (as to a 1/12 interest), by quitclaim deed of record in Instrument No. 20131114-0117966 Register's Office for Davidson County, Tennessee, dated 11/13/2013 and recorded on 11/14/2013. (Courtney Reale and Michael Reale are heirs at law of John Robert Reale, who died on August 3, 2005 and who was a beneficiary of the Rose H. Reale Living Trust. (See Affidavit of Heirship of John Robert Reale of record in Instrument No. 20161206-0127934, Register's Office for Davidson County, Tennessee.

The interest which had been conveyed to Cumberland Trust & Investment Company, Successor Trustee of the Rose H. Reale Revocable Trust dated December 31, 1997 F/B/O Adam Reale was further conveyed outright to Adam Reale (as to a 1/12 interest) by quitclaim deed of record in Instrument No. 20140509-0040032 Register's Office for Davidson County, Tennessee, dated 04/29/2014 and recorded on 05/09/2014. (Adam Reale was an heir at law of John Robert Reale.)

Upon the death of Margaret R. Reale, the interest which had been conveyed to Cumberland Trust & Investment Company, Successor Trustee of the Rose H. Reale Revocable Trust Dated December 31, 1997, F/B/O Margaret R. Reale was further conveyed to George T. Reale (as to a 1/12 interest), Courtney Reale (as to a 1/36 interest), Adam Reale (as to a 1/36 interest), Michael Reale (as to a 1/36 interest), Tony Reale (as to a 1/60 interest), Chris Reale (as to a 1/60 interest), Elizabeth Reale (as to a 1/60 interest), Leslie Reale (as to a 1/60 interest), Ethan Schmidt (as to a 1/60 interest) by quitclaim deed of record in Instrument No. 20150828-0087602 Register's Office for Davidson County, Tennessee, dated 08/24/2015 and recorded on 08/28/2015.

Peter Joseph Reale had a daughter named Stephanie Lynn Reale, also known as Stephanie Lynn Jacobs, who died on October 7, 2008 and predeceased Peter Joseph Reale. Stephanie Lynn Jacobs was survived by her husband (who is not a descendant of Peter Joseph Reale) and her two children, Ethan Schmidt and Clare E. Wilbert, also known as Clare Wilbert Rogers. Pursuant to the Rose H. Reale Living Trust, the interest of Peter Joseph Reale (as it relates to his remainder interest from Margaret R. Reale's interest) was granted to his living descendants. Clare Wilbert Rogers and Ethan Schmidt have executed this instrument. See Affidavit of Heirship of Stephanie Lynn Reale Jacobs of record in Instrument No. 20161206-0127933, Register's Office for Davidson County, Tennessee.

The interest of Courtney Reale, also known as Courtney Michelle Reale, is conveyed to the Grantees herein by Trustee's Quitclaim Deed from Jeanne Ann Burton, Chapter 7 Trustee for Courtney Michelle Reale, recorded simultaneously herewith pursuant to Order Authorizing Trustee's Sale of Debtor's Interest in Real Property entered November 18, 2016, in the United States Bankruptcy Court for the Middle District of Tennessee, Case No 316-06913-CW-7, a certified copy of which is recorded simultaneously herewith.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes for the current year, which have been prorated and paid by Grantor; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is UNIMPROVED property known as **Map/Parcel 12800011200, Sawyer Brown Road, Nashville, TN 37221.**

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 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 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 our hands on the dates set forth in the notary acknowledgments below.

George T. Reale

Deborah D. Reale

Michael Reale

Adam Reale by Deborah D. Reale, attorney in fact
Adam Reale by Deborah D. Reale, Attorney-in-Fact

Tony Reale

Chris Reale by George T. Reale attorney in fact
Chris Reale by George T. Reale, Attorney-in-Fact

Chris Reale by Deborah D. Reale, attorney in fact
Chris Reale by Deborah D. Reale, Attorney-in-Fact

Elizabeth Delacie Reale by George T. Reale attorney in fact
Elizabeth Delacie Reale by George T. Reale, Attorney-in-Fact

Elizabeth Delacie Reale by Deborah D. Reale, attorney in fact
Elizabeth Delacie Reale by Deborah D. Reale, Attorney-in-Fact

Elizabeth Delacie Reale by George T. Reale attorney in fact
Leslie Reale by George T. Reale, Attorney-in-Fact

Leslie Reale by Deborah D. Reale, attorney in fact
Leslie Reale by Deborah D. Reale, Attorney-in-Fact

Leslie Reale by George T. Reale attorney in fact
Ethan Schmidt by George T. Reale, Attorney-in-Fact

Ethan Schmidt by Deborah D. Reale, attorney in fact
Ethan Schmidt by Deborah D. Reale, Attorney-in-Fact

Clare Wilbert Rogers by Deborah D. Reale, attorney in fact
Clare Wilbert Rogers by Deborah D. Reale, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **George T. Reale** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal this the 7th day of December, 2016.

My Commission expires: March 3 2020

Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Deborah D. Reale** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal this the 7th day of December, 2016.

My Commission expires: March 3, 2020

Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Michael Reale** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal this the 7th day of December, 2016.

My Commission expires: March 3 2020

Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Adam Reale by Deborah D. Reale, Attorney-in-Fact

Tony Reale

Chris Reale by George T. Reale, Attorney-in-Fact

Chris Reale by Deborah D. Reale, Attorney-in-Fact

Elizabeth Delacie Reale by George T. Reale, Attorney-in-Fact

Elizabeth Delacie Reale by Deborah D. Reale, Attorney-in-Fact

Leslie Reale by George T. Reale, Attorney-in-Fact

Leslie Reale by Deborah D. Reale, Attorney-in-Fact

Ethan Schmidt by George T. Reale, Attorney-in-Fact

Ethan Schmidt by Deborah D. Reale, Attorney-in-Fact

Clare Wilbert Rogers by Deborah D. Reale, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **George T. Reale** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal this the 7th day of December, 2016.

My Commission expires: _____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Deborah D. Reale** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal this the 7th day of December, 2016.

My Commission expires: _____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Michael Reale** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal this the 7th day of December, 2016.

My Commission expires: _____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Tony Reale** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal this the 7th day of December, 2016.

My Commission expires: March 3 2020

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, George T. Reale and Deborah D. Reale, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the persons who executed the foregoing instrument on behalf of **Chris Reale** and who acknowledged that they executed the same as the free act and deed of **Chris Reale.** Witness my hand and official seal this 7th day of December, 2016.

My Commission expires: March 3, 2020

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, George T. Reale and Deborah D. Reale, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the persons who executed the foregoing instrument on behalf of **Elizabeth Delacie Reale** and who acknowledged that they executed the same as the free act and deed of **Elizabeth Delacie Reale.** Witness my hand and official seal this 7th day of December, 2016.

My Commission expires: March 3, 2020

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, George T. Reale and Deborah D. Reale, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the persons who executed the foregoing instrument on behalf of **Leslie Reale** and who acknowledged that they executed the same as the free act and deed of **Leslie Reale.** Witness my hand and official seal this 7th day of December, 2016.

My Commission expires: March 3, 2020

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, George T. Reale and Deborah D. Reale, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the persons who executed the foregoing instrument on behalf of **Ethan Schmidt** and who acknowledged that they executed the same as the free act and deed of **Ethan Schmidt.** Witness my hand and official seal this 7th day of December, 2016.

My Commission expires: March 3, 2020

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, Deborah D. Reale, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the person who executed the foregoing instrument on behalf of **Clare Wilbert Rogers** and who acknowledged that he executed the same as the free act and deed of **Clare Wilbert Rogers.** Witness my hand and official seal this 7th day of December, 2016.

My Commission expires: March 3 2020

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, Deborah D. Reale, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the person who executed the foregoing instrument on behalf of **Adam Reale** and who acknowledged that he executed the same as the free act and deed of **Adam Reale.** Witness my hand and official seal this 7th day of December, 2016.

My Commission expires: March 3, 2020

Notary Public

R. L. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSE