Box 34

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $108,000.00

Kaye Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF AUGUST, 2004.

Notary Public

MY COMMISSION EXPIRES 7-18-05

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

DAVIDSON COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 08/30/04 16:00 2pgs
Fees:13.00 Taxes:399.60

20040830-0104841

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027

B-4238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Claude S. Mason	Claude S. Mason	059-16-0-254.00
(NAME)	(NAME)	
2429 Adlai St.	2429 Adlai St	
(ADDRESS)	(ADDRESS)	
Nashville, TN	Nashville, TN 37207	
(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, P. T. Develpoment, LLC, a Tennessee limited liability company, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Claude S. Mason and Monica Nennette Mason, 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:

Lot No. 1 on the plan of Adlai Street Subdivision of record in Instrument No. 20010626-0067556, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to PT Development, a Tennessee limited liability company by Quitclaim Deed from MBHD, LLC, a Tennessee limited liability company dated July 7, 2000, of record in Instrument No. 20000731-0075172, Register's Office for Davidson County, Tennessee

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 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 government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 2429 Adlai St., Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my hand this 20th day of August, 2004

P. T. Develpoment, LLC, a Tennessee limited liability company

By: Nancy Myron

P. T. Develpoment, LLC, a Tennessee limited liability company

STATE OF North Carolina
COUNTY OF Mecklenburg

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named P T. Develpoment, LLC, a Tennessee lunited liability ecimpany the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 20th day of August, 2004.

Commission expires: 9-22-2007

Rebekah Rouse
Notary Public

REBEKAH ROUSE NOTARY PUBLIC MECK COUNTY, N.C.

RETURN TO:

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027