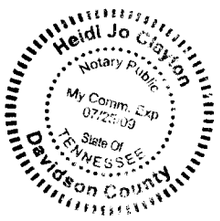
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $193,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF FEBRUARY, 2006.

Notary Public

MY COMMISSION EXPIRES: 7-25-09

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kelley Construction, LLC	Kelley Construction, LLC	83-13-223
(NAME)	(NAME)	
P.O. Box 1389	P.O. Box 1389	
(ADDRESS)	(ADDRESS)	
Nolensville, TN 37135	Nolensville, TN 37135	
(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, Tennessee Network for Community Economic Development Inc., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kelley Construction, LLC, 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:

Being Lot No. 1 in C.E. Harrison and M. J. Carvers Subdivision of Lots 16, 17, and 18 of Hobson's Addition to Edgefield, a plan of which is recorded in Book 57, page 127, of the Register's Office for Davidson County, Tennessee, and for the Hobson's Addition see plan in Book 21, page 72, of said Register's Office.

Being the same property conveyed to Tennessee Network for Community Economic Development, Inc., by deed of record in Book 11664, Page 373, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 1006 Shelby Avenue, Nashville, TN 37206

(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.

Davidson County DEEDWARR
Recvd: 02/28/06 11:36 2 pgs
Fees:13.00 Taxes:714.10
20060228-0022911

Witness our hands this 23rd day of February, 2006.

Tennessee Network for Community Economic Development Inc.

By: _____
Steven M. Bob, Treasurer

By: _____
Eugene TeSelle, Secretary

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared Steven M. Bob, Treasurer and Eugene TeSelle, Secretary with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged themselves to be the Treasurer and Secretary of Tennessee Network for Community Economic Development, Inc., a corporation, and that they as such Treasurer and Secretary executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by themselves as Treasurer and Secretary.

Witness my hand and official seal at Nashville, Tennessee this 23rd day of February, 2006.

Commission expires:

_____
Notary Public

Heidi Jo Clayton
Notary Public
My Comm. Exp
03/25/09
State Of
TENNESSEE
Davidson County