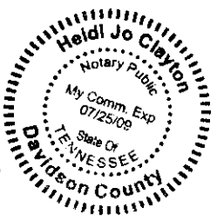
WARRANTY DEED

BOX 13
12702



STATE OF TN
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $83,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF DECEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES: 7-25-09
(AFFIX SEAL)

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jones-True, LLC	Jones-True, LLC	53-2-21
(NAME) 1300 Fuller Street	(NAME) 1300 Fuller Street	
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) Old Hickory, TN 37138	
(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, Sheperd & Koepke, Inc. D/B/A Fuller Street, Inc. and Lynette Rhodes, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jones-True, 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:

Land in Davidson County, Tennessee, being Lot No. 297, Section "C-2", Village of Old Hickory, as shown on plan recorded November 10, 1950, Book 1835, Page 29 in the Register's Office for Davidson County, Tennessee, located on southwest corner of the intersection of Fuller and 13th Street, containing 0.13 acres, more or less.

Being the same property as conveyed to Fuller Street, Inc. by deed of record in instrument # 20060109-0002892, said Register's Office for said county, TN. The said Fuller Street, Inc. is a firm composed of Sheperd & Koepke, Inc., a Nevada Corporation.

unimproved ☐

This is improved ☒ property, known as 1300 Fuller Street, Old Hickory, TN 37138
(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 our hands this 15th day of December, 2006.

Sheperd & Koepke, Inc. D/B/A Fuller Street, Inc.

By: Lynette Rhodes President

Sheperd & Koepke, Inc. D/B/A Fuller Street, Inc.

Lynette Rhodes

Lynette Rhodes

Davidson County DEEDWARR
Recvd: 01/05/07 09:50 2 pg
Fees:13.00 Taxes:307.10

20070105-0002118

STATE OF TN

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lynette Rhodes with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 15 day of Dec, 2006.

Heidi Jo Clayton

Notary

Heidi Jo Clayton Notary Public My Comm. Exp 07/25/09 State Of TENNESSEE Davidson County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the state of TN, Davidson County aforesaid, personally appeared Lynette Rhodes with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the President of the Sheperd & Koepke, Inc. a Neveda a corporation, and that he as such President foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as President.

Witness my hand and official seal at Nashville, Tennessee this 15th day of December, 2006.

Commission expires:
72509

Heidi Jo Clayton

Notary Public

Heidi Jo Clayton Notary Public My Comm. Exp 07/25/09 State Of TENNESSEE Davidson County