* Mail to: Keystone Title 9005 Overlook Blvd Ste 134 Brentwood TN 37027

WARRANTY DEED

STATE OF TN
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $285,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF OCTOBER, 2010.

Notary Public

MY COMMISSION EXPIRES: .

(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
Victor Hazelwood	owner	53-12-72 and 53-12-71
(NAME) 124 Lake Terrace Dr.	(NAME)	
(ADDRESS) Hendersonville, TN 37075	(ADDRESS)	
(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, **Protential, Inc.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Victor Hazelwood*** 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:

* unmarried

Land in Davidson County, Tennessee, being Lot No. 22 and the westerly one-half of Lot No. 23 of block No. 3 on the Plan of Dabbs & Elliott's Subdivision No. 1 of record in Plat Book 547, Page 97, Old Hickory, Tennessee, in the Register's office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said Lot No. 22 & part of Lot No. 23 fronts together 75 feet on the Northerly side of 26th Street & run back between parallel lines, with the easterly margin of an alley, 144 feet to an alley in the rear.

Being the same property as conveyed to Protential, Inc. by deed being recorded ~~simultaneously herewith~~ in instrument # 20101026-0085505

unimproved ☐

This is improved ☒ property, known as 103 & 105 26th 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.

BILL GARRETT, Davidson County
Trans:T20100069563 DEEDWARR
Recvd: 11/02/10 14:39 2 pgs
Fees:13.00 Taxes:1424.50
20101102-0087882

Witness my hand this 8th day of October, 2010.

Protential, Inc.

By: PRESIDENT

By: Jeffrey Hardney, President of Protential, Inc.

STATE OF TN

COUNTY OF DAVIDSON

State of Tennessee
County of Davidson

Before me the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared Jeffrey Hardney with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the President of Potential, Inc. and that he/she as such President executed the foregoing instrument for the purposes therein contained, by signing the name of Potential, Inc. by himself as President.

Witness my hand and official seal at Nashville, Tennessee this 8th day of October, 2010.

Commission expires:

LaTrece Mcad

Notary Public

LaTrece McAdoo
Notary Public
My Comm. Exp
03/20/2010
State of
TENNESSEE
Davidson County