WARRANTY DEED

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,000.00

Sandy Balent
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th day of March, 2012.

Deanie L. Gregory
Notary Public

MY COMMISSION EXPIRES: March 03, 2014
(AFFIX SEAL)

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
DEANIE L. GREGORY, ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE
AND CLOSING COMPANY
200 Madison Street
Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Solid Investments, LLC	Solid Investments, LLC	09207005000
(NAME)	(NAME)	
1417 Wolf Creek Drive	1417 Wolf Creek Drive	
(ADDRESS)	(ADDRESS)	
Nolensville, TN 37135	Nolensville, TN 37135	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20120017900 DEEDWARR
Recvd: 03/12/12 09:46 2 pgs
Fees:13.00 Taxes:207.20
20120312-0021090

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, EMERALD CREEK PROPERTIES, A GENERAL PARTNERSHIP, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SOLID INVESTMENTS, LLC, HEREINAFTER CALLED THE GRANTEE, ITS 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. 15 on the Plan of C. R. Badoux Subdivision of Part of Lot No. 14, Harding Lytle Tract, as of record in Book 161, Page 41, Register's Office for Davidson County, Tennessee.

Said Lot No. 15 fronts 40 feet on the southerly side of Hermosa Street and runs back between parallel lines 159 feet to an alley at the rear on which it measures 40 feet thereon.

Being the same property conveyed to Emerald Creek Properties, LLC by Cash Deed for Tennessee from the Secretary of Housing and Urban Development which deed is being recorded simultaneously herewith in the Register's Office for Davidson County, Tennessee as Instrument No. ✓ 20120312-0021089

THIS CONVEYANCE IS SUBJECT TO PROPERTY TAXES FOR 2012 AND SUBSEQUENT YEARS AND SUBJECT TO THOSE MATTERS SET FORTH ON THE PLAN OF C. R. BADOUX SUBDIVISION OF PART OF LOT NO. 14, HARDING LYTLE TRACT, AS OF RECORD IN BOOK 161, PAGE 41, SAID REGISTER'S OFFICE.

unimproved ☐

This is improved ☑ property, known as 1825 Hermosa Street, Nashville, TN 37208
(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 GRANTEE, its heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, its 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 9th day of March, 2012.

Emerald Creek Properties
A General Partnership

By: _____
Greg K. Self, General Partner

By: _____
Heather L. Self, General Partner

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned Notary Public of the State and County aforesaid, personally appeared,*, 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 partner(s) of **Emerald Creek Properties**, the within named bargainor, a partnership, and they as such partner(s) executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by themselves as partner(s).

*** Greg K. Self and Heather L. Self**

WITNESS my hand and seal this 9th day of March, 2012.

My Commission Expires:
March 03, 2014

_____
Notary Public, Deanie L. Gregory

Return To:

Greater Nashville Title and Closing Company
200 Madison Street
Madison, TN 37115

