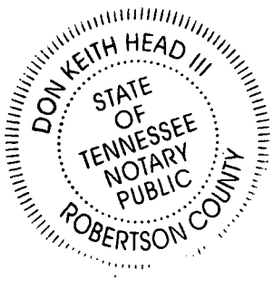
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd day of May, 2016

Notary Public

MY COMMISSION EXPIRES: 4/2018
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Warranty Title Insurance Company, Inc., 2401 Memorial Blvd.
Springfield, TN 37172

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).:
Crown Industries, LLC	SAME	70-7-32
(NAME)	(NAME)	
1132 Flatwoods Road		
(ADDRESS)	(ADDRESS)	
Lebanon, TN 37090		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20160907

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, I/we, George Lauderback and Michael Elliott , hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto Crown Industries, 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. :

Certain real property situated in Davidson County, Tennessee, and described as follows, to-wit:

Being the southerly 200 feet of the easterly 50 feet of Lot No. 22, on the Map of J.S. Spurlock's Lands, not of record, described according to a survey made by Erle Drake, County Surveyor, April 21, 1925, as follows:

BEGINNING in the center of Alice Avenue at a point 400 feet West of the westerly margin of Buena Vista Pike; thence, northwardly parallel with the West Line of Lot No. 23, 200 feet; thence, westwardly 50 feet; thence, southwardly parallel to the westerly line of Lot No. 23, 200 feet to the center of Alice Avenue; thence, eastwardly with the center of said Alice Avenue, 50 feet to the beginning.

Being the same property conveyed to George Lauderback and Michael Elliott by Warranty Deed from Natalie Sneed, an unmarried woman, dated March 15, 2016 and filed of record in Instrument No. 20160321-0026405, Register's Office for Davidson County, Tennessee.

Subject to Waterline Easement of record in Deed Book 4042, Page 13, Register's Office for said County.

Unimproved ☒

This is improved ☐ property, known as 1013 Alice Street, Nashville, TN 37218
(House No.) (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 I/we do covenant with the said GRANTEES that I/we am/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 I/we do further covenant and bind myself, my 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 any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

BILL GARRETT, Davidson County
Trans:T20160038330 DEEDWARR
Recvd: 05/09/16 11:24 2 pgs
Fees:13.00 Taxes:314.50
20160509-0045696

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness my hand this 2nd day of May, 2016

George Lauderback

Michael Elliott

STATE OF Tennessee)
County OF Sumner)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, George Lauderback and Michael Elliott, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd of May, 2016.

Notary Public
My Commission Expires: 7/30/17

DON KEITH HEAD III
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY