G-28495-5 Box 14

WARRANTY DEED

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$165,000.00.**

Affiant

Subscribed and sworn to before me, this the 13th day of June, 2016.

Notary Public

My commission expires: _____
(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans: T20160056507 DEEDWARR
Recvd: 07/01/16 13:08 2 pgs
Fees: 13.00 Taxes: 610.50
20160701-0067819

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
SC2 Properties, LLC, a Texas limited liability company	**New Owners**	**119-02-0-163.00**
510 Timmons St.		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Andrew Hunton, an unmarried man

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SC2 Properties, LLC, a Texas limited liability company

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. 35, on the Plan of Glenrose Subdivision, being a part of the Emil Thoni Tract of record in Plat Book 1424, Page 142, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Andrew Hunton, an unmarried man, by Warranty Deed from Michael Steven Page, of record in Instrument No. 20140528-0045618, dated 5/23/14, Register's Office for Davidson County, Tennessee.

This conveyance made subject to the following:
(1) The Plan of record as shown in Book 1424, Page 142, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, and is subject to all matters as set forth therein.

(2) Restrictive Covenants contained in instrument of record in Book 1811, Page 606, said Register's Office.

(3) Taxes for the current year, which have been prorated and assumed by the Grantees herein and subsequent years not yet due and payable.

This is improved property, known as **98 Oriel Ave, Nashville, TN 37210**

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 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.

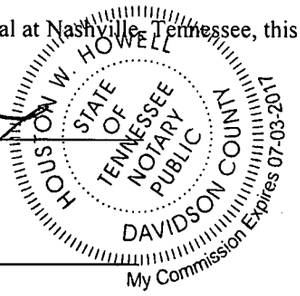
Witness my/our hand(s) this **13th** day of **June, 2016.**

Andrew Hunton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Andrew Hunton,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that it executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **13th** day of **June, 2016.**



Notary Public

My Commission Expires:_____