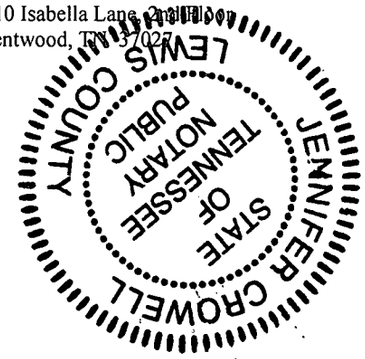
This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Suite 100
Brentwood, TN 37027



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $130,000.00.

Affiant

Subscribed and sworn before me this the 9th day of September, 2016.

Notary Public
My commission expires: 2/24/18

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Progressive Development, LLC P.O. Box 831235 Nashville, TN 37203	Progressive Development, LLC P.O. Box 831235 Nashville, TN 37203	083-03-0-156.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, JOHN BRATCHER AND WIFE, FAY BRATCHER, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to PROGRESSIVE DEVELOPMENT, LLC, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the Northerly 50 feet of Lots Nos. 35 and 36 on the Plan of W. S. Ashworth' s Subdivision of Lots Nos. 47, 48, 49 and 50 of the Town of Brownsville, as of record in Book 161, Page 153, Register' s Office for Davidson County, Tennessee,

described as follows: Beginning on the Westerly margin of Riverside Drive 110 feet Northerly from the Northerly margin of Greenwood, formerly Greenway Avenue; running thence Northerly along the Westerly margin of said Drive 50 feet to the Southerly margin of an alley; thence Westerly along the Southerly margin of said alley 177.7 feet, more or less, to the East line of Lot No. 34 on said Plan; thence Southerly along the line of said Lot No. 34, 50 feet; thence Easterly 177 feet, more or less, to the beginning.

Being the same property conveyed to John Bratcher and wife, Fay Bratcher by deed from Eddie Marie Huggins, a widow of record in Book 5720, page 853, Register's Office for Davidson County, Tennessee, dated March 12, 1981 and recorded on March 09, 2013.

The said Fay Bratcher being also known as Edwina F. Bratcher, one and the same person.

The said John Bratcher being also known as John L. Bratcher, one and the same person.

Being also known as 1204 Riverside Drive Nashville, Tennessee 372061434.

Subject to all Easements and Restrictions of record.

THIS IS _X IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 1204 Riverside Drive, Nashville, TN 37206-1434.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

J.B. J.B.

BILL GARRETT, Davidson County
Trans:T20160079683 DEEDWARR
Recvd: 09/12/16 12:49 2 pgs
Fees:13.00 Taxes:481.00
20160912-0095614

Witness my hand this the 9th day of September, 2016.

John Bratcher

Fay Bratcher

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John Bratcher and Fay Bratcher, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 9th day of September, 2016.

My commission expires: 4-10-2018

Notary Public

BENJAMIN SEAMON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY