WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160081937 DEEDWARR
Recvd: 09/19/16 13:05 2 pgs
Fees:13.00 Taxes:1480.00
20160919-0098287

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $400,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 16 DAY OF September, 2016.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

KEVIN B. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires Nov 5, 2019

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
White Pines Building Group, LLC	New Owner	
(NAME)	(NAME)	072-13/129.00
2517 Eugenia Ave., Ste. 202		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(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, **JOE D. HUTTO AND WIFE, BRENDA G. HUTTO**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WHITE PINES BUILDING GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS 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 Lots 46 & 47, SPRINGDALE SUBDIVISION, as shown on plat of record in Plat Book 974, Page 18, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Warranty Deed from Ralph K. Barrett and Nancy M. Barrett, Trustees of the Barrett Family Revocable Living Trust dated December 4, 1999, and Betty Pennington to Joe D. Hutto and wife, Brenda G. Hutto as recorded on the 14th day of February, 2003 in Instrument No. 20030214-0020186 (as to Lot 47) and Warranty Deed from Elm Hill Homes, Inc. to Joe D. Hutto and wife, Brenda G. Hutto as recorded on the 2nd day of February, 1973 in Deed Book 4678, Page 44 (as to Lot 46), in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to 2016 Real Property taxes; and All matters appearing on the plan of record in Plat Book 974, Page 18, said Register's Office.

unimproved
This is improved x property, known as 2408 Inga Street, Nashville, TN 37206
(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.

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

Witness my hand this 16th day of September, 2016

JOE D. HUTTO

BRENDA G. HUTTO

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joe D. Hutto and Brenda G. Hutto, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 16 day of September, 2016.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 7, 2017

Notary Public