BOX 10-A

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 16088963** BILL GARRETT, Davidson County Trans:T20160086520 DEEDWARR Recvd: 10/03/16 09:15 2 pgs Fees:13.00 Taxes:1831.50 20161003-0103741	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: ~~$495,000.00~~ Affiant Subscribed and sworn to before me, this 30th day of September, 2016. Notary Public My Commission Expires:

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

WARRANTY DEED

Address New Owner: White Pines Building Group, LLC 2517 Eugenia Ave., Ste. 202 Nashville, TN 37211	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 132-09-0-055.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Steven R. Williams, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **White Pines Building Group, LLC, a Tennessee Limited Liability Company** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 8 , as shown on the map entitled W.W. Wilkinson's Subdivision of Lots 32 & 33 in Oak Hill Subdivision No. 1, of record in Plat Book 843, page 82, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to STEVEN R. WILLIAMS, by deed from OPAL DODD WORKMAN, of record in Book 6670, page 73 , dated September 26, 1985 , said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2016 and subsequent years for Map-Par. 132-09-0-055.00.

Liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq.

Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 6234, page 487, said Register's Office.

Matters shown on the Plan of record in Plat Book 843, page 82, said Register's Office.

This is improved property located at 4416 Lealand Lane Nashville TN 37204

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

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

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of September, 2016.

Steven R. Williams

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Steven R. Williams, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of September, 2016.

Notary Public

My Commission Expires: _____

