BILL GARRETT, Davidson County
Trans:T20160096423 DEEDWARR
Recvd: 11/01/16 10:34 2 pgs
Fees:13.00 Taxes:1757.50

20161101-0115291

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

RETURN TO:
PREPARED BY:
BANKERS TITLE & ESCROW CORP.
2300 WEST END AVE.
NASHVILLE, TN 37203

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $475,000.00

Wanda Hiett
Affiant

Subscribed and sworn to before me, this 31st day of October, 2016.

Notary Public
My commission expires: 1-6-20

Address of New Owner:	Send Tax Bills to:	Tax Information
Chase Stejskal 802 South 12th Street Nashville, TN 37206	New Owner	094-01-0-136.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Seanache Homes, Inc., a Nevada Corporation,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Chase Stejskal and Allison Stejskal, husband and wife,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Map of Subdivision of Lot No. 3, N.H. Hobson's Subdivision, property of the Heirs of A.J. Caldwell of record in Plat Book 421, Page 78, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Seanache Homes, Inc., a Nevada Corporation by Warranty deed from Gary C. Potter and Patricia Potter of record in Instrument No. 20151207-0122786 Register's Office for Davidson County, Tennessee, dated November 16, 2015 and recorded on December 7, 2015.

This property is improved property known as **802 South 12th Street, Nashville, TN, 37206.**

This conveyance is subject to the following: (1) Subject to all matters shown on the Plan of record in Plat Book 421, Page 78, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this the 31st day of October, 2016.

Seanache Homes, Inc., a Nevada Corporation

By: _____, President
Richard S. Potts
Its: President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Richard S. Potts, President of Seanache Homes, Inc.,,** the within named bargainor, **a Nevada Corporation**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the Corporation as such President.

Witness my hand and official seal at this the 31st day of October, 2016.

_____
Notary Public

My Commission expires: 9-19-18

FILE NO: 2016074588A

ANNETTE BELYEA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON