PREPARED BY:
BANKERS TITLE & ESCROW CORP
3310 WEST END AVE
NASHVILLE, TN 37203

RETURN TO

WARRANTY DEED

THIS INDENTURE, made and entered into this **28th day of December, 2016**, by and between **P&V Holdings, GP,** hereinafter called Grantors, and **William R. Stejskal, III, Trustee, and Jean Stejskal, Trustee, the Trustees of the Stejskal Family Revocable Trust u/a/d January 30, 2015,** hereinafter called Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the Grantee the following described real estate, situated and being in the County of **Davidson**, State of **Tennessee,** to wit:

SEE EXHIBIT "A"

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the Grantee, Grantee's heirs and assigns, in fee simple forever.

The Grantor does hereby covenant with the Grantee that Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except any taxes not yet due but constituting a lien which are assumed by Grantee:

and any building lines, restrictions and easements of record including, but not limited to: **Plat Book 21, Page 117; all in said Register's Office, and except for 2017 Davidson County Taxes not yet due and payable.**

And that the title and quiet possession Grantor warrants and will forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the Grantor the day and year first above written.

P&V Holdings, GP

BY:_____
James Van De Vuurst, Partner

BY:_____
Louis Powell, Partner

BILL GARRETT, Davidson County
Trans:T20160114612 DEEDWARR
Recvd: 12/29/16 12:30 3 pgs
Fees:18.00 Taxes:1829.65
20161229-0136860

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned notary public of the State and County mentioned, personally appeared James Van De Vuurst with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Partner of P&V Holdings, GP, the within named bargainor, a Partnership, and that as such Partner executed the foregoing instrument for the purposes therein contained, by signing the name of company the by himself as Partner.

WITNESS my hand and notarial seal at office this 27th **day of December, 2016.**

My commission expires: _____ Notary Public

STEPHEN L. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY My Commission Expires 06-26-2019

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned notary public of the State and County mentioned, personally appeared Louis Powell with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Partner of P&V Holdings, GP, the within named bargainor, a Partnership, and that as such Partner executed the foregoing instrument for the purposes therein contained, by signing the name of company the by himself as Partner.

WITNESS my hand and notarial seal at office this 27th **day of December, 2016.**

My commission expires: _____ Notary Public

STEPHEN L. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY My Commission Expires 06-26-2019

STATE OF TENNESSEE
COUNTY OF SHELBY

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred whichever is greater, is **494,500.00** which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this the 28th **day of December, 2016.**

My Commission Expires: 1-6-20 _____ Notary Public

JAMES A. MACCHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Owner's Name and Mailing Address:
William R. Stejskal, III and Jean Stejskal
600 12th Ave S #433
Nashville TN 37203

Property Address:
600 12th Avenue South, Unit 433
Nashville, TN 37203

Person responsible for the
payment of taxes:
William R. Stejskal, III and Jean Stejskal
600 12th Ave S #433
Nashville TN 37203

Prepared by:
and
Return to: CloseTRAK, LLC
8046 N. Brother Blvd., Suite 103
Bartlett, TN 38133

EXHIBIT "A"

Unit No. 433 of ICON in the Gulch Mid-Rise Condominium ("the Unit") and as established by the Master Deed establishing ICON in the Gulch Mid-Rise Condominium of record as Instrument No. 20080423-0041666, Register's Office for Davidson County, Tennessee. The ICON in the Gulch Mid-Rise Condominium constitutes the Mid-Rise unit in the ICON in the Gulch Master Condominium, as established by the Master Deed Establishing ICON in the Gulch Master Condominium, of record as Instrument No. 20080423-0041665, said Register's Office. Also conveyed herewith is the undivided percentage interest in the common Elements appurtenant to the Unit as set forth in Exhibit E of the Master Deed Establishing ICON in the Gulch Mid-Rise Condominium. Reference is hereby made to the plat of ICON in the Gulch Mid-Rise Condominium of record as Exhibit D to the Master Deed Establishing ICON in the Gulch Mid-Rise Condominium, for a more complete identification and description of such Unit.

Being the same property conveyed to Grantor herein as shown in Quit Claim Deed of record at Instrument Number 20110405-0026294, all in said Register's Office.

Parcel Number: 093130C04900C0