This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $365,000.00.

Affiant

Subscribed and sworn before me this the 1st day of February, 2017.

Notary Public
My commission expires:

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2020

BILL GARRETT, Davidson County
Trans:T20170011961 DEEDWARR
Recvd: 02/09/17 10:01 2 pgs
Fees:13.00 Taxes:1350.50
20170209-0013608

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Infinium Builders LLC		133-02-0-400.00,
~~310 Antioch Pike~~	393 Normandy Circle new owner	133-02-0-394.00,
~~Nashville, TN 37211~~	Nashville, TN 37209	133-02-0-109.00

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, CEELE DENNIS, UNMARRIED, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to INFINIUM BUILDERS 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 Lot No. 15, 16 and 17 on the Plan of W.G. Thuss' Subdivision of record in Plat Book 547, Page 7, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Included but Expressly Excluded from the above described property is the conveyance of record in Book 4425, Page 53, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Billy J. Johnson and Nancy G. Johnson, husband and wife by Warranty deed from Carol J. Tenpenny and husband, James M. Tenpenny, Sr of record in Instrument No. 20060404-0038440 Register's Office for Davidson County, Tennessee, dated March 29, 2006 and recorded on April 04, 2006.

Being the same property conveyed to Billy J. Johnson and Nancy G. Johnson, husband and wife by Quitclaim deed from Carol J. Tenpenny and husband, James M. Tenpenny, Sr of record in Instrument No. 20060404-0038442 Register's Office for Davidson County, Tennessee, dated March 29, 2006 and recorded on April 04, 2006.

Being the same property conveyed to Ceele-Dennis, unmarried by Warranty deed from Nancy G. Johnson of record in Instrument No. 20150203-0009950 Register's Office for Davidson County, Tennessee, dated January 28, 2015 and recorded on February 03, 2015.

Being also known as 310 Antioch Pike Nashville, Tennessee 37211.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 308 310 312 Antioch Pike, Nashville, TN 37211.

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.

CD

Witness my hand this the 1st day of February, 2017.

Ceele Dennis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Ceele Dennis, 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 1st day of February, 2017.

My commission expires: 9/10/18

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public