BOX 10-A

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170059834 DEEDWARR
Recvd: 07/13/17 09:33 2 pgs
Fees:13.00 Taxes:777.00
20170713-0070392

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$210,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 10 DAY OF July 2017.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

JOHN GREGORY HARDEMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAR 3, 2021

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)	
2317 Cruzen St.		119-13-0-201.00
(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, **LARRY EVERETT, MARRIED**, 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 HEIRS 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 a tract of land marked "Reserved" on the Map H. G. McNabb Subdivision of record in Book 1130, Page 64, Register's Office for said County, as follows:

Beginning at a point in the North margin of Radner Street at an iron pin at the Southeast corner of Lot No. 26 of said survey; thence Northerly along the East line of Lots 26, 25, and 24, 172 feet to a point at the Southwest corner of Lot No 27; thence along the South line of Lot No. 27 and 33, Easterly 113.8 feet to the Southeast corner of Lot 33; thence Southerly 172 feet to the North margin of Radner Street; thence with the margin of same, Westerly 101 feet to the point of beginning.

Being the same property conveyed by Quitclaim Deed from Lisa Everett to Larry Everett as recorded on the 3rd day of October, 2003 in Instrument No. 20031003-0146608 and Warranty Deed from Cato A. Bass, Jr. and wife, Margaret Cox Bass to Larry L. Everett and wife, Lisa A. Everett as recorded on the 10th day of August, 1998 in Deed Book 11059, Page 465, in the Register's Office of Davidson County, Tennessee. This was never the principal place of residence for the Grantor.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

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

unimproved
This is improved x property, known as 522 RADNOR ST., Nashville, TN 37211

(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.

Witness my hand this 10 day of July, 2017

LARRY EVERETT

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 Larry Everett, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 10 day of July, 2017.

Commission expires:

JOHN GREGORY HARDEMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAR 8, 2021

Notary Public