30306-8

Box 14

WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$169,000.00.** Affiant Subscribed and sworn to before me, this the 6th day of December, 2017. Notary Public My commission expires: 3/6/18 (AFFIX SEAL)

CLEVELAND D. BAIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 6, 2018

THIS INSTRUMENT WAS PREPARED BY
West Nashville Law Group
4800 Charlotte Avenue , Nashville, TN 37209

Address of New Owner(s) as follows: **Jessie Marcum**	Send Tax Bills To: **New Owner**	Map-Parcel Numbers **P/O Map 133-01-0 Parcel 094.00**
4713 Hickory Way		
Antioch, TN 37013		

FOR AND IN 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,

SC2 Properties, LLC, a Texas limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jessie Marcum

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 Lot No. 53 on the Map of Patterson's Subdivision of Maple Hill, of record in Plat Book 332, Page 75, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to SC2 Properties, LLC, a Texas limited liability company, by Deed dated September 23, 2016 from Kevin Smith, of record in Instrument No. 20160928-0102336, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following: (1) The Plan of record in Plat Book 332, Page 75, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. (2) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved (__X__) Unimproved (____) property, known as **428 Patterson Street, Nashville, Tennessee 37211**

Bill Garrett Davidson County
Batch# 35400 **DEEDWARR**
12/08/2017 10:35:44 AM 2 pgs
Fees: $13.00 Taxes: $625.30

20171208-0125413

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 its hand by its duly authorized officer this **6th** day of **December, 2017.**

SC2 Properties, LLC, a Texas limited liability company

By: _____
Shawn B. Collins, member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally, **Shawn B. Collins,** 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 member of appeared **SC2 Properties, LLC, a Texas limited liability company**, the within named bargainor, a limited liability company, and that he as such member, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as such member.

Witness my hand and official seal at Nashville, Tennessee, this **6th** day of **December, 2017.**

CLEVELAND D. BAIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 6, 2018

_____
Notary Public

My Commission Expires: 3/6/18