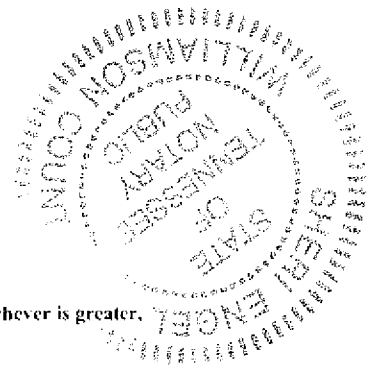
Karen Johnson Davidson County
Batch# 201046 DEEDWARR
03/01/2019 12:02:30 PM 3 pgs
Fees: $18.00 Taxes: $444.00
20190301-0018811



Prepared by:
Amy Cross Nance Attorney at Law, PLLC

103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $120,000.00

Karen S Fulcher
Affiant

Subscribed and sworn to before me this 28th day of February, 2019.

Gluen Engel
Notary Public
My commission expires: January 5, 2020

Address of New Owner:	Send Tax Bills to:	Tax Information
Jackson Builders, LLC 545 Dutch Valley Rd NE, Suite A Atlanta, GA 30324	Same	091-08-0-121

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 **George Wesley Holder III, Trustee of Full Service Restoration Inc. Money Purchase Pension Plan Successor to Nearside Profit Sharing Plan** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Jackson Builders, LLC, a Tennessee Limited Liability Company a fifty percent (50%) undivided interest and to 4M Capital, LLC, a Nevada Limited Liability Company a fifty percent (50%) undivided interest** hereinafter called the Grantee(s) their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot 13 on the Subdivision of Lots 25 and 26, 42 of the County Lands being part of No. 42 on Clifton Plan as shown by plat of record in Book 161 page 169 Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete and accurate description of said Lots.

Being a portion of the same property conveyed to Nearside Profit Sharing Plan, a Trust by Substitute Trustee's Deed of record in Instrument No. 20040617-0071758 Register's Office for Davidson County, Tennessee. George Wesley Holder, III having been appointed Trustee by Order of Appointment of Trustee file in Seventh Circuit Court for Twentieth Judicial District of Tennessee File No. 16P1001. Oder appointed George Wesley Holder, III as Trustee for Full Service Restoration Inc. Money Purchase Pension Plan successor to Nearside Profit Sharing Plan. George Wesley Holder, Jr. was the sole beneficiary of Nearside Profit Sharing Plan, nka Full Service Restoration Inc. Money Purchase Pension Plan of record in Instrument 201903010018809 Register's Office for Davidson County, Tennessee. Order to Sell Real Estate of record in Seventh Circuit Court for Twentieth Judicial District of Tennessee File No. 16P1001 that

authorized George Wesley Holder, III as Trustee for Full Service Restoration Inc. Money Purchase Pension Plan to sell the above described real property and recorded in Instrument No. _____ Register's Office for Davidson County, Tennessee.

201903010018810

This conveyance is made subject to the following:

1. All matters appearing on the plan of Subdivision of Los 25 and 26 of the County Lands of record in Book 161 Page 169 Register's Office for Davidson County, Tennessee.

This property is improved property known as 1018 40th Avenue North, Nashville, TN 37209

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 successors 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 successors and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, , the said, **Grantor**, hereunto set by hands and seals this 28th day of February, 2019.

Full Service Restoration Inc. Money Purchase Pension Plan
Successor to Nearside Profit Sharing Plan

By: G. W. Holder III

George Wesley Holder III, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 28th day of February, 2019 personally appeared before me, the undersigned, a Notary Public within and for said county and state, George Wesley Holder, III with whom I am personally acquainted, and who acknowledged himself to be the Trustee of Full Service Restoration Inc. Money Purchase Pension Plan Successor to Nearside Profit Sharing Plan the within named bargainor, and as such Trustee being authorized so to do, executed this instrument for the purposes therein contained and on behalf of Full Service Restoration Inc. Money Purchase Pension Plan Successor to Nearside Profit Sharing Plan.

Witness my hand, at office, this 28th day of February, 2019.

Notary Signature
My commission expires: 2/12/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

201903010018811

I, Sheri Engel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to the law.

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/25/19

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY