THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 35630-07-2020**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $695,000.00 Affiant Subscribed and sworn to before me this 4th day of September, 2020. Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
White Pines Building Group, LLC 2317 Cruzen St. Nashville, TN 37211	White Pines Building Group, LLC 2317 Cruzen St. Nashville, TN 37211	Map and Parcel No.: 13201008800

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Joseph C. Davis, LLC, a Tennessee limited liability company** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **White Pines Building Group, LLC, a Tennessee limited liability company** ("Grantee"), its successors and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 959 Evans Road, Nashville, TN 37204.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to Grantee, its successors and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Karen Johnson Davidson County
Batch# 472030 **DEEDWARR**
09/09/2020 09:37:59 AM 3 pgs
Fees: $18.00 Taxes: $2,571.50

20200909-0102497

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

BOX 10-A

IN WITNESS WHEREOF, Grantor has executed this instrument on the 4th day of September, 2020.

Joseph C. Davis, LLC, a Tennessee limited liability company

BY: _____ Vice-President
Gerald G. Patterson, Vice-President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Gerald G. Patterson, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Vice-President of Joseph C. Davis LLC, a Tennessee limited liability company, the maker, or a constituent of the maker and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 4th day of September, 2020.

_____
Notary Public

My Commission Expires:

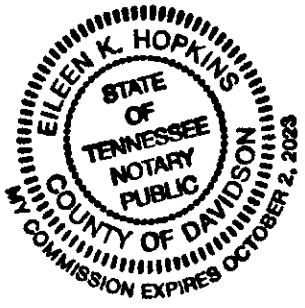


EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 106 on the Plan of Rolling Meadows, as of record in Book 1424, pages 98 and 99, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the southerly margin of Evans Road at the corner of Lot Nos. 105 and 106; thence with said Road eastwardly 120 feet to the corners of Lots Nos. 83 and 106; thence with the line between said two lots southwardly 181.3 feet to the northerly line of Lot No. 84; thence with said line westwardly 85.7 feet to a concrete monument at the northeast corner of Lot No. 104; thence with the line between Lots Nos. 104 and 106 northwestwardly 35.3 feet to the corner of Lot Nos. 105 and 106; thence with the line between said two lots northwardly 167.4 feet to the beginning.

Being the same property conveyed to Joseph C. Davis, LLC, a Tennessee limited liability company, by deed dated September 7, 2017 from Larry L. Woods, Executor of The Estate of Ruth S. Woods, deceased, of record in Instrument No. 20170918-0095016, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2020, a lien, but not yet due and payable, which have been prorated and assumed by Grantee. Map and Parcel No. 13201008800.
2. All matters appearing on the Plan of record as Book 1424, pages 98 & 99, Register's Office for Davidson County, Tennessee.