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

Karen Johnson Davidson County
Batch# 535197 **DEEDWARR**
12/16/2020 10:02:25 AM 2 pgs
Fees: $13.00 Taxes: $1,387.50

20201216-0148433

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater is $375,000.00.

Affiant

Subscribed and sworn before me this the 15th day of December, 2020.

Notary Public
My commission expires:

D. DYLAN POTTER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-22

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Potter Brothers Construction 2321 Winfield Ave Nashville, TN 37214	Same	105-14-0 293.00

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, **MICHAEL WILSON,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **POTTER BROTHERS CONSTRUCTION,** 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:

Certain real property situate in Davidson County, Tennessee, and described as follows, to-wit:
Being Lot 4, Edgehill Estates, Section Four, as shown on plat of record in Plat Book 4175, page 131, Register's Office for Davidson County, Tennessee to which record reference is hereby made for a more particular description thereof.

Being the same property conveyed to Michael Wilson by Warranty Deed from Music City Holdings, LLC, dated 10/30/2020, of record in Instrument No. 20201109-0130886, Register's Office for said County.

The said property is not the primary residence of Michael Wilson.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 2224 Lindell Ave, Nashville, TN 37204.

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.

MW

Witness my hand this the 15th day of December, 2020.

Michael Wilson

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Michael Wilson,** 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 15th day of December, 2020.

My commission expires:

9-6-22

Notary Public

