THIS INSTRUMENT PREPARED BY:

Paul F. Soper, Esq.
2323 21st Avenue S, Ste. 502
Nashville, Tennessee 37212

Karen Johnson Davidson County
Batch# 543071 DEEDWARR
12/29/2020 10:05:30 AM 3 pgs
Fees: $18.00 Taxes: $9,046.50
20201229-0153957

ADDRESS NEW OWNER
James M. Adcox, III, Trustee
843 Battery Lane
Nashville, TN 37220

SEND TAX BILLS TO
Same

MAP/PARCEL
132-14-0-024.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **CADENCE CONSTRUCTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** ("Grantor" herein), have bargained and sold, and do hereby bargain sell, transfer, convey, and confirm unto **JAMES M. ADCOX, III. TRUSTEE OF THE BATTERY LANE TRUST, DATED DECEMBER 16, 2020** ("Grantee" herein), their successors and assigns, all of Grantor's right, title and interest in and to that certain tract or parcel of land in **Davidson County, State of Tennessee**, more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot(s) 5, as shown on the map entitled the Plan of H.G. Lowe's Subdivision, of record in Book 1424, page 46, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to RJH DEVELOPMENT, LLC, A TENNESSEE, LIMITED LIABILITY COMPANY, by deed from KEVIN J. WORLEY, AN UNMARRIED MAN, of record in Instrument No. 20190726-0073905, dated July 24, 2019, and Affidavit in Instrument No. 20191113-0116823, dated November 11, 2019, said Register's Office. See also Instrument No. 20200616-0061607, dated May 21, 2020.

Further being the same property conveyed to CADENCE CONSTRUCTION, A TENNESSEE, LIMITED LIABILITY COMPANY, by quitclaim deed from RJH DEVELOPMENT, LLC, A TENNESSEE, LIMITED LIABILITY COMPANY, of record in Instrument No. 20201009-0117660, dated October 7, 2020, said Register's Office.

This is improved property known as: 843 Battery Lane, Nashville, TN 37220

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to said GRANTEE, her successors and assigns, forever. And GRANTOR does covenant with said GRANTEE that GRANTOR is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered.

And GRANTOR does further covenant and bind himself, his assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her successors and assigns, against the lawful claims of all persons. The conveyance herein is subject to 2020 real property taxes and any easements, covenants and restrictions of record.

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

IN WITNESS WHEREOF, the GRANTOR has hereunto set his hands as of this 28th day of December, 2020.

CADENCE CONSTRUCTION, LLC, A
TENNESSEE LIMITED LIABILITY COMPANY

BY: WILLIAM WIGGS THOMPSON, IV
ITS: PRESIDENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared WILLIAM WIGGS THOMPSON, IV, 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 PRESIDENT OF CADENCE CONSTRUCTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, the within named bargainor, and that he as such PRESIDENT, being authorized so to do, executed the within instrument for the purposes therein contained.

Witness my hand and seal at Nashville, TN, this 28th day of December, 2020.

Notary Public

My Commission Expires: 9/7/21

TRICIA BALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is **$2,445,000.00.**

Sworn to and subscribed before me this 28th day December, 2020.

Notary Public

My Commission Expires:

WILLIAM R. VANDERPOOL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 02-19-2024

Certificate of Authenticity

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

Jim R. Vanderpool

State of Tennessee
County of Williamson

Personally appeared before me, Kim Hollingshead, a notary public for this county and state, Jim R. Vanderpool, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary

My commission expires: 2/12/23

KIMBERLY HOLLINGSHEAD
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY