Karen Johnson Davidson County
Batch# 854104 DEEDWARR
05/12/2022 10:35:30 AM 3 pgs
Fees: $18.00 Taxes: $925.00
20220512-0054591

THIS INSTRUMENT PREPARED BY:
FREEMAN & BRACEY, PLC.
885 Conference Drive, Suite 500
P. O. Box 527
Goodlettsville, Tennessee 37070
615-859-1328

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is **$250,000.00**

Subscribed and sworn to before me this 21 day of April, 2022.

Notary Public **Affiant**

My Commission Expires: 7/22/25

CAITLIN TURNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
MY COMMISSION EXPIRES JULY 22, 2025

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel No(s).
W&L Satterfield Properties 248 McMurray Rd. Hendersonville, TN 37075	**Same as New Owner:**	**026-01-0-105.00**

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged **SQUARE ONE PROPERTIES, LLC, a Kentucky Limited Liability Company** has this day bargained and sold, and does hereby transfer and convey unto the said **W&L SATTERFIELD PROPERTIES, a Tennessee General Partnership** the Grantee herein, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lots No. 9, 10 and 11 on the Map of W. C. Moncrief & Co. Subdivision of the Looney Property in the 10th Civil District-in the .City of Goodlettsville, and: described according ,to a copy of a survey made by J. R. Scott, dated February 26, 1940, as follows:

BEGINNING at a point in the northeasterly margin of Goodlettsville Pike at the common corner of Lots Nos. 8 and 9 on said Plan; thence with the line between said lots northeasterly 456 feet to a point; thence north 82^0 east 114 feet to the common corner of Lots Nos. 11 and 12 on said Plan; thence with the line between said lots southwesterly 536 feet to a point in the. northeasterly margin of Goodlettsville Pike; thence with the margin of the same north 51 deg. west 75 feet to the point of beginning.

INCLUDED IN THE ABOVE BUT EXCLUDED THEREFROM IS THAT PORTION THEREOF DESCRIBED IN THE WARRANTY DEED OF RECORD IN BOOK 4942, PAGE 297, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Being a portions of the same property conveyed to SQUARE ONE PROPERTIES, LLC, A KENTUCKY LIMITED LIABILITY COMPANY, by deed from WRIGHT PROPERTIES, INC., A TENNESSEE CORPORATION of record as Instrument No. 20210305-0029171, dated March 1, 2021, said Register's Office.

This conveyance is subject to all restrictions, easements and planning documents of record.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, their successors, heirs and assigns forever I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, their successors, heirs and assigns, against the lawful claims of all persons.

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.

Witness our hands this 21 day of April, 2022.

SQUARE ONE PROPERTIES, LLC

Brad Cannon

BY: BRAD CANNON, MEMBER AND AUTHORIZED AGENT

STATE OF ~~TENNESSEE~~ Kentucky CAC
COUNTY OF ~~DAVIDSON~~ Warren

Personally appeared before me, Carol Chandler, a Notary Public in and for said County and State, **Brad Cannon**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that such person to be an authorized agent of SQUARE ONE PROPERTIES, LLC, a Kentucky Limited Liability Company, the within named bargainor, and that such authorized agent executed the foregoing instrument for the purposes therein contained, by personally signing the name of the Company, SQUARE ONE PROPERTIES, LLC as an agent.

Witness my hand and official seal at Bowling Green, ~~Tennessee~~ Kentucky CAC this the 21st day of April, 2022.

My Commission Expires: 7/30/22

NOTARY PUBLIC

CAROL CHANDLER
NOTARY PUBLIC
Kentucky, State At Large
I.D. # 605799
My Commission Expires 7/30/2022

CERTIFICATE OF AUTHENTICITY

I, **Devin Freeman Park**, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 4/21/22 [DATE].

AFFIANT SIGNATURE

4/28/22
DATE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me on this the 28 day of April, 2022.

Notary Signature
My Commission Expires: 7/22/25
[SEAL]

