Return to: Bridgehouse Title, 342 Cool Springs Blvd. Ste. 202, Franklin, TN 37067

(1)

THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 400,000.00.

Colleen Newcomb
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November, 2011.

Carol L. McArthur
Notary Public

MY COMMISSION EXPIRES: July 25, 2012
(AFFIX SEAL)

CAROL L. McARTHUR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires July 25, 2012

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Meredith Ann Waln	Tennessee Bank & Trust	MAP 116-03M
4118 Ridgefield Dr. Unit 4118	4007 Hillsboro Road	006.00CO
Nashville, TN 37205	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **AG/KRE Belle Meade L.L.C., a Delaware limited liability company, formerly known as A&M CAPRE INVESTORS BP I – BELLE MEADE CONDOS, LLC,** a Delaware limited liability company, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Meredith A. Waln, unmarried, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 4118, Plan of Belle Meade Court Condominium, a Horizontal Property Regime, created under Title 66, Chapter 27, Section 101, et seq., as amended in Tennessee Code Annotated and as established by Master Deed and By-Laws of record as Instrument No. 20081223-0122172, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Belle Meade Court Condominium as shown on Exhibit "D" to the Master Deed, of record as aforementioned, said Register's Office for a more complete description.

Being a portion of the same property conveyed to A&M CAPRE INVESTORS BP I - BELLE MEADE CONDOS, LLC, a Delaware limited liability company, from KENNER DEVELOPMENT COMPANY, LLC, a Georgia limited liability company, by Special Warranty Deed recorded on September 30, 2010, in Instrument No. 20100930-0078098, Register's Office for Davidson County, Tennessee. A&M CAPRE INVESTORS BP I - BELLE MEADE CONDOS, LLC, is now known as AG/KRE Belle Meade, L.L.C., by Certificates of Amendment filed in the Secretary of State's Office for Delaware on October 12, 2010, at 3:48 PM, SRV 100988160 - File 4878084, and on November 12, 2010, at 11:12 AM, SRV 101081163 - File 4878084. Said Certificates of Amendment being recorded in Instrument No. 20101019-0083673, and in Instrument No. 20110224-0015320, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is **(X)** IMPROVED property known as **4118 Ridgefield Drive, Unit 4118, Nashville, TN 37205.**

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 and assigns forever; and we do covenant with the said GRANTEES that we 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness my hand this the 30 day of November, 2011.

AG/KRE Belle Meade, L.L.C.,
a Delaware limited liability company

By: **AG/KRE Belle Meade Holdings, L.L.C.,** a Delaware limited liability company, its sole member

By: **AG Real Estate Manager, Inc.,** a Delaware corporation, its manager

By: _____

BILL GARRETT, Davidson County
Trans: T20110078361 DEEDWARR
Recvd: 12/12/11 09:44 3 pgs
Fees: 18.00 Taxes: 1480.00
20111212-0096504

STATE OF _____
COUNTY OF _____

Personally appeared before me, _____, Notary Public, _____, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained and further acknowledged himself to be _____ of AG Real Estate Manager, a Delaware corporation, which is the manager of AG/KRE Belle Meade Holdings, L.L.C., a Delaware limited liability company, which is the sole member of AG/KRE Belle Meade, L.L.C., a Delaware limited liability company, the within named bargainor, and is authorized by said limited liability company, as manager of said sole member, to execute this instrument on behalf of the bargainor.

WITNESS my hand, at office, this ____ day of _____, 2011.

See Attached

_____
Notary Public

My Commission Expires:_____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Los Angeles

On 11/30/11 (Date) before me, Daniel Kodam, Notary Public (Name and Title of Officer (e.g., "Jane Doe, Notary Public")),

personally appeared Brian Dean Abers (Name(s) of Signer(s))

☐ personally known to me

☑ (or proved to me on the basis of satisfactory evidence)

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

DANIEL KODAM
COMM. # 1792125
NOTARY PUBLIC - CALIFORNIA
RIVERSIDE COUNTY
MY COMM. EXP. MAR. 23, 2012

Place Notary Seal Above

Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Warranty Deed

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

Signer's Name: _____

☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

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