(1)

Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

This instrument was prepared by:
DLO TITLE, LLC
256 Seaboard Lane Suite F-103
Franklin, TN 37067
2012020028

STATE OF TENNESSEE
COUNTY OF Williamson

BILL GARRETT, Davidson County
Trans:T20120023596 DEEDWARR
Recvd: 04/02/12 11:28 2 pgs
Fees:13.00 Taxes:917.60
20120402-0027549

ALICIA R. HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

The actual consideration or value, whichever is greater, is $248,000.00.

Sworn to and subscribed before me this 30th day of March, 2012.

Affiant

Notary Public 9-23-13

Address of New Owner:
Andrea Louise Condis Smith and
Cherokee James Smith
7213 Riverfront Drive
Nashville, TN 37221

Send Tax Bills to:
New Owner

Map-Parcel Numbers:
126-16-0-A-516.00 CO

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Belay Capital Partners 1, LLC,** a Tennessee limited liability company, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Andrea Louise Condis Smith and Cherokee James Smith, wife and husband,** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 291 on the Final Plat of Riverwalk, Phase 3C, of record in Instrument No. 20050706-0077607, as corrected by Surveyor's Certificate of Correction in Instrument No. 20070330-0038464, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Belay Capital Partners 1, LLC, a TN limited liability company by Deed from Marvin G. Blanton and wife, Anna K. Blanton of record at Instrument No. 20110318-0021389, Register's Office for Davidson County, Tennessee, dated March 14, 2011.

This is improved property known as **7213 Riverfront Drive, Nashville, TN 37221.**

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____Grantor __x__ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs 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, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand, this 29 day of March, 2012.

Belay Capital Partners 1, LLC

By: Daryl McCubbin, Manager
Daryl McCubbin, Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared Daryl McCubbin, 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 Manager of Belay Capital Partners 1, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Manager, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company by himself as Manager. Witness my hand and seal, this 29 day of March, 2012.

Notary Public

My Commission Expires: 7-20-15

(SEAL)

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires Jul. 20, 2015