THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 12061065** BILL GARRETT, Davidson County Trans:T20120044902 DEEDWARR Recvd: 06/18/12 14:53 2 pgs Fees:13.00 Taxes:1283.90 20120618-0053324	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $347,000.00. Affiant Subscribed and sworn to before me, this 15th day of June, 2012. Notary Public My Commission Expires: JAMES T. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 8, 2013

WARRANTY DEED

Address New Owner: Paul Gilbert 1618 Linden Avenue Nashville TN 37212	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 104-16-0D-00300CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Belmont Lofts, LLC, a Tennessee limited liability company** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Paul Gilbert**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit 3, BELMONT LOFTS, as established under Master Deed of record in Instrument 20051028-0130475, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being part of the same property conveyed to Belmont Lofts, LLC, a Tennessee limited liability company by Warranty Deed from GSP Properties, LLC, a Tennessee limited liability company and Landis Properties, LLC, a Tennessee limited liability company, recorded on the 28th day of October, 2005 in Instrument No. 20051028-0130474, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2012 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat recorded in Instrument No. 20051028-0130475 (Exhibit "D") and Plat Book 421, Page 34.

Charter of Belmont Lofts Condominium Association recorded at Instrument No. 20051028-0130478.

Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing BELMONT LOFTS of record in Instrument No. 20051028-0130475; also subject to easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon.

This is improved property located at 1618 Linden Avenue Nashville TN 37212

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15th day of June, 2012.

Belmont Lofts, LLC

BY:_____
Land Deleot, member and Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Land Deleot, with whom I am personally acquainted, and who upon oath acknowledged himself to be member and Secretary of Belmont Lofts, LLC, a Tennessee limited liability company, the within named bargainor, a Tennessee limited liability company, and that he as such member and Secretary, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as its member and Secretary.

Witness my hand, at office, this 15th day of June, 2012.

_____
Notary Public
My Commission Expires: _____

