BILL GARRETT, Davidson County
Trans:T20130055819 DEEDMAST
Recvd: 07/01/13 14:48 3 pgs
Fees:17.00 Taxes:0.00
20130701-0067775

This Instrument was prepared by and Return to:
Esquire Title & Escrow, Inc.
30 Burton Hills Boulevard, Suite 200
Nashville, Tennessee 37215

SUPPLEMENT AND AMENDMENT NO. 6

TO THE MASTER DEED OF EASTOAK GROVES TOWNHOUSES

THIS SUPLEMENT AND AMENDMENT to the Master Deed of Eastoak Groves Townhouses is made and entered into by Eastoak, LLC a Tennessee Limited Liability Company, and Jeff Estepp, hereinafter referred to as the "Developer".

WITNESSETH:

THAT WHEREAS, the Developer is the sole owner in and to certain property situated in Nashville, Davidson County, Tennessee, and which is more particularly described on Exhibit "A" attached hereto; and

WHEREAS, the Developer has caused to be recorded the Master Deed of Eastoak Groves Townhouses, of record in Instrument No. 20080602-0055567, Register's Office for Davidson County, Tennessee; and,

WHEREAS, the Developer desires to submit the tract or parcel of land described on Exhibit "A" attached hereto to the provisions of the Master Deed of Eastoak Groves Townhouses, of record in Instrument No. 20080602-0055567, Register's Office for Davidson County, Tennessee; and,

WHEREAS, the Master Deed of Eastoak Groves Townhouses provides in Article 30 for additional phases to be included under the provisions of the Master Deed of Eastoak Groves Townhouses by the Developer.

NOW THEREFORE, the Developer hereby submits the phase (section) of Eastoak Groves Townhouses, as more fully described in Instrument No. 20080602-0055567, Register's Office for Davidson County, Tennessee.

The Developer hereby declares that phase (section), more fully described on Exhibit "A" shall from the date of this supplement and amendment forward to be controlled and regulated according to the terms of the Master Deed of Eastoak Groves Townhouses and By-Laws of the Eastoak Groves Townhouses Townhomes Homeowner's Association, Inc. attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, the said Developer has executed this instrument this the _____ day of June, 2013.

"DEVELOPER"

EASTOAK, LLC

By: Jeff Estepp, Member

JEFF ESTEPP

Jeff Estepp

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Jeff Estepp** 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 **Member**, of **EASTOAK , LLC.** a Tennessee Limited Liability Company, the within named bargainor, and that as such **Member** being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing on behalf of the company.

WITNESS my hand and seal on this 1st day of ~~June~~ July, 2013.

Dorothy Turner
Notary Public

My commission expires: May 3, 2016

DOROTHY TURNER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Comm. Expires
May 3, 2016

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Jeff Estepp** with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the person who executed the foregoing instrument for the purpose therein contained, and that he executed the same as his free act and deed.

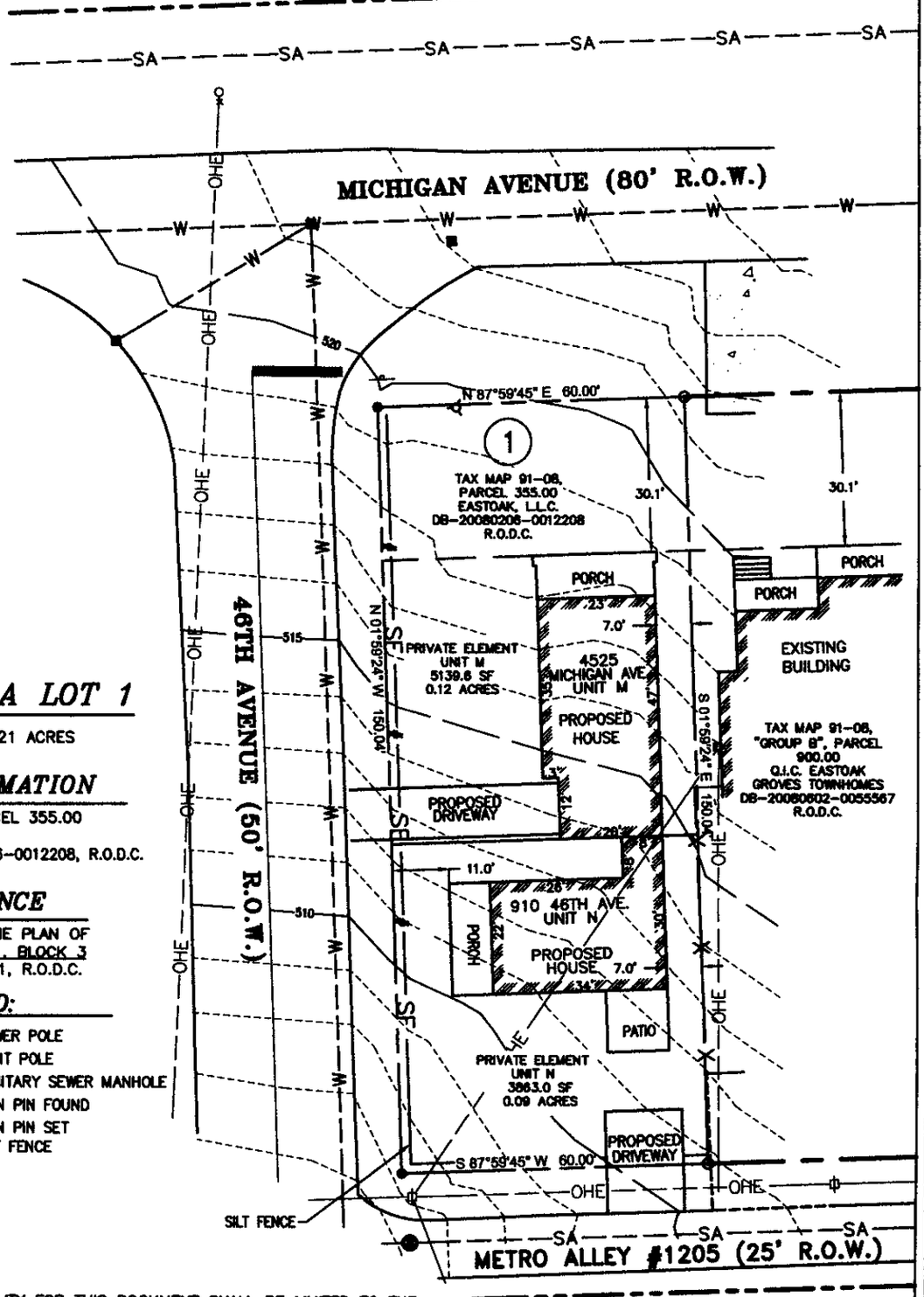
WITNESS my hand and seal on this 1st day of ~~June~~ July, 2013.

Dorothy Turner
Notary Public

My commission expires: May 3, 2016

DOROTHY TURNER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Comm. Expires
May 3, 2016

EXHIBIT A – PHASE 7
HORIZONTAL PROPERTY REGIME



GRAPHIC SCALE
0 15' 30'
1"=30'

TOTAL AREA LOT 1

9,002.62 SQ. FT. OR 0.21 ACRES

OWNER INFORMATION

TAX MAP 091-08, PARCEL 355.00
EAST OAK, LLC
INSTRUMENT NO. 20080206-0012208, R.O.D.C.

PLAT REFERENCE

BEING LOT No. 1 OF THE PLAN OF
WEST NASHVILLE PLAN 1, BLOCK 3
PLAT BOOK 421, PAGE 1, R.O.D.C.

LEGEND:

- POWER POLE
- LIGHT POLE
- SANITARY SEWER MANHOLE
- IRON PIN FOUND
- IRON PIN SET
- SF — SILT FENCE

1) THE SURVEYOR'S LIABILITY FOR THIS DOCUMENT SHALL BE LIMITED TO THE ORIGINAL PURCHASER AND DOES NOT EXTEND TO ANY UNNAMED PERSON OR ENTITIES WITHOUT AN EXPRESSED RE-CERTIFICATION BY THE SURVEYOR WHOSE SIGNATURE APPEARS UPON THIS SURVEY.

2) UPON REVIEWING FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, MAP NUMBER 47037C0212 F, DATED APRIL 20, 2001, IT HAS BEEN DETERMINED THAT THE LIMITS OF THE DETAIL STUDY DO NOT REACH THE SUBJECT PROPERTY. (FLOOD ZONE "X")

3) THE SUBJECT PROPERTY IS CURRENTLY ZONED R6. SET BACKS AND BULK RESTRICTIONS TO BE DETERMINED BY METRO ZONING ORDINANCE AND METRO PLANNING DEPARTMENT.

4) BASIS OF BEARING, REFERENCES TENNESSEE STATE PLANE.

TIMOTHY MARK DONLON
REGISTERED LAND SURVEYOR
AGRICULTURE COMMERCE
TENNESSEE NO. 2297

PREPARED BY:
DONLON LAND SURVEYING, LLC
TIMOTHY MARK DONLON

8120 SAWYER BROWN RD.
SUITE 110 A
NASHVILLE, TN 37221
TEL. (615) 673-9116, FAX (615) 673-9117
mdonlonris@bellsouth.net
http://www.DonlonLandSurveying.com/

EASTOAK GROVES TOWNHOUSES UNITS M & N

FORMERLY

LOT No. 1 WEST NASHVILLE PLAN 1, BLOCK 3

PLAT BOOK 421, PAGE 1
DAVIDSON COUNTY, TENNESSEE

PREPARED FOR:

JEFF ESTEPP

713 51st AVENUE NORTH
NASHVILLE, TN 37209
DATED: JUNE 14, 2013

213084 4525 MICHIGAN AVE