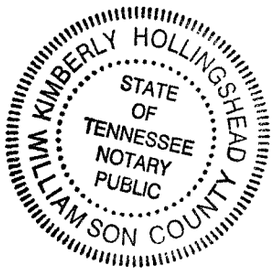
# WARRANTY DEED




STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $205,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of September, 2014.

Notary Public

MY COMMISSION EXPIRES: 1-27-15

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Michael J. Philbin P.C., Lawyer's Escrow Service, Inc., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Kevin M. Hackney | DASCaustion CO., LLC | 103-04-H-001.00 |
| (NAME) | (NAME) | |
| 4611A Wyoming Avenue | 12140 Woodcrest Executive Dr #150 | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37209 | St. Louis MO 63141 | |
| (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, WE, **Blake J. Shelide and wife, April Shelide**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kevin M. Hackney, 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:

Land in Davidson County, Tennessee, being all of Unit No. 1, (4611-A) on the plan of 4611 Wyoming Avenue Condominiums, a Horizontal Property Regime, filed as Exhibit "A"to and established by the Master Deed of record in Instrument# 20070417-0045872, in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in the Master Deed, reference to which is hereby made for a more complete and detailed description of the Unit and the Condominium, the rights and obligations of the Declarant and the Unit Owners, and the ByLaws of the Association of Owners.

Being the same property conveyed to Blake J. Shelide by Warranty Deed dated July 26, 2007 from Justing W. Niebaum and wife, Katherine B. Niebaum of record in Instrument No. 200707310090940, Register's Office for Davidson County, Tennessee.

The said April Shelide, wife of the said Blake J. Shelide, joins in this conveyance for the purpose of conveying any and all right, title or interest that she may have in subject property.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

unimproved ☐

This is improved ☑ property, known as 4611A Wyoming Avenue, Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

**Davidson County DEEDWARR**
**Recvd: 10/06/14 13:28 3 pgs**
**Fees:18.00 Taxes:758.50**
**20141006-0092397**

File No.: 35123
Warranty Deed Individual BP LE1

Witness our hands this 30th day of September, 2014

Blake J. Shelide
by MaryAnn Shelide Atty. In Fact

Blake J. Shelide
By: Mary Ann Shelide, Attorney in Fact

April Shelide
by MaryAnn Shelide Attorney In Fact

April Shelide
By: Mary Ann Shelide, Attorney-in-Fact

State of Tennessee
County of Davidson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Mary Ann Shelide with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon his/her oath, acknowledged himself/herself to be the Attorney-in-Fact for the within named Blake J. Shelide and April Shelide and being authorized to act on behalf of said persons pursuant to a recorded Power of Attorney, he/she executed the foregoing instrument as their free act and for the purposes therein contained.

In Witness Whereof, I have hereunto set my hand and official seal.

WITNESS my hand and seal this 30 day of September, 2014

Notary Public

My Commission Expires:

SHANNON PHILBIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

Certification of Authenticity

I, Kim Hollingshead, do hereby make oath that I am a license attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Kim Hollingshead who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expire: 12-27-15

Notary's Seal (if on paper)




(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007, shall be considered validly registered with or without the certification provided in subdivision (2).