Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $339,900.00

Affiant

Subscribed and sworn to before me, this 17th day of November, 2014.

Notary Public
My commission expires: 3816

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
Nicholas A. Flynn 4700 A Michigan Avenue Nashville, TN 37209	New Owner	09107025600

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Charlie Three, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Nicholas A. Flynn and Elizabeth W. Lamb,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit A, 4700 Michigan Avenue Townhomes, a Horizontal Property Regime with Private Elements as set out in the Declaration of Covenants, Conditions, and Restrictions of record as Instrument Number 20140603-0048101, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete description thereof.

Being a portion of the same property conveyed to Charlie Three, LLC, a Tennessee limited liability company by Warranty Deed from Prem S. Kahlon and wife, Darshan B. Kahlon, and recorded on May 20, 2014 in Instrument Number 20140520-0043487, Register's Office for Davidson County, Tennessee.

This property is improved property known as **4700 A Michigan Avenue, Nashville, TN, 37209**

This conveyance is subject to the following: Declaration of Covenants, Conditions and Restrictions for 4700 Michigan Avenue Townhomes, a Horizontal Property Regime with Private Elements of record in Instrument Number 20140603-0048101, Register's Office for Davidson County, Tennessee.

BILL GARRETT, Davidson County
Trans:T20140088687 DEEDWARR
Recvd: 11/25/14 09:18 2 pgs
Fees:13.00 Taxes:1257.63
20141125-0108490

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 17th day of November, 2014.

Charlie Three, LLC, a
Tennessee limited liability company

By: _____
Monte Poe
Its: Authorized Representative

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Monte Poe Authorized Representative of Charlie Three, LLC,** the within named bargainor, **a Tennessee limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such Authorized Representative.

Witness my hand and official seal at this 17th day of November, 2014.

_____
Notary Public

My Commission expires: 3-8-16

FILE NO: 2014093288

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.