BOX 1
266525

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/04/14 07:59 3 pgs
Fees:18.00 Taxes:769.60
20141204-0110988

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $208,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 4th day of December

Notary Public

MY COMMISSION EXPIRES ON 2/9/17

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, 2742 N. Mt. Juliet Rd. , Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
ColFin AH-Tennessee 1, LLC a Delaware limited liability company	ColFin AH-Tennessee 1, LLC	064-08-0A-085.00-CO
(NAME)	(NAME)	
2450 Broadway, Sixth Floor	9305 E. Via de Ventura, Suite 201	
(ADDRESS)	(ADDRESS)	
Santa Monica, CA 90404	Scottsdale, AZ 85258	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Two Hundred Eight Thousand And No/100 Dollars ($208,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Thao Thi Vu and Oanh Van Nguyen, wife and husband**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **ColFin AH-Tennessee 1, LLC a Delaware limited liability company**, 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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit: Land in Davidson County, Tennessee, being Lot No. 47 on the Plan of Section Three, Merritt Downs of record in Instrument No. 20040629-0076758, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same premises conveyed to Thao Thi Vu and husband Oanh Van Nguyen by Warranty Deed from Thuc Cong Vu, a single man, of record in Instrument # 20040629-0076758 Register's Office for Davidson County, Tennessee.recorded in error in Book 4506, Page 94 in Register's Office for Williamson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

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unimproved ☐
This is improved ☒ property, known as 2121 Remington Park Road, Old Hickory, TN 37138

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, has 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.

Witness our hands this .

Thao Thi Vu

Oanh Van Nguyen

STATE Of Tennessee

COUNTY Of Wilson

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state.Thao Thi Vu and Oanh Van Nguyenthe within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 2nd of December, 2014.

Notary Public

My Commission Expires: September 10, 2018

(SEAL)

ROBBIN TEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

File Number: MTJ-142267

I, Houston Howell, do hereby make oath that I am a licensed 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.

Houston Howell

State of Tennessee
County of Davidson

Personally appeared before me, Dana Meadows, a notary public for this county and state, Houston Howell, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Dana Meadows, Notary Public

My commission expires: 8-27-17