This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $290,000.00.

Affiant

Subscribed and sworn before me this the 17th day of March, 2015.

Notary Public
My commission expires: 9/10/18

CAVAN MCCANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20150022100 DEEDWARR
Recvd: 03/26/15 10:40 2 pgs
Fees:13.00 Taxes:1073.00
20150326-0025988

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Edwin Hudson	F&M Bank	072-11-0-J-001.00-CO
1411 A Otay Street	10 Cadillac Drive, Ste 100	
Nashville, TN 37216	Brentwood, TN 37027	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, HAROLD JOHNSON, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to EDWIN HUDSON, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. A as shown on Exhibit "A" of the Declaration of Covenants, Conditions and Restrictions for East Nashville Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20140711-0061184, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said unit.

Being a portion of the same property conveyed to Bryant Meltzer and Robert Gale, a one-half undivided interest each as tenants in common by Warranty Deed from Billy Kee and wife, Julia Kee, of record in Instrument No. 20070814-0097200, Register's Office for Davidson County, Tennessee, dated August 03, 2007 and recorded on August 14, 2007.

Being a portion of the same property conveyed to Harold Johnson by Warranty Deed from Bryant Meltzer and Robert Gale, of record in Instrument No. 20131218-0128001, Register's Office for Davidson County, Tennessee, dated December 13, 2013 and recorded on December 18, 2013.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1411 A Otay Street, Nashville, TN 37216.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 the 17th day of March, 2015.

Harold Johnson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Harold Johnson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of March, 2015.

My commission expires: 9/10/18

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY