THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 15054240** BILL GARRETT, Davidson County Trans:T20150052723 DEEDWARR Recvd: 06/30/15 15:48 2 pgs Fees:13.00 Taxes:1628.00 20150630-0063321	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $440,000.00. Affiant Subscribed and sworn to before me, this 27th day of June, 2015. SANYA L. HAGGAST STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-06-2019 Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner: Domaine Development, LLC 104 TAGGART AVE Nashville TN 37205-4427	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 12908010700

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Trident Investment Partners, LLC, a Tennessee Limited Liability Company** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Domaine Development, LLC, a Tennessee Limited Liability Company** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 2, BLOCK G, SECOND REVISION, HIGHLANDS OF BELLE MEADE NO. 2, as shown on plat of record in Plat Book 1130, Page 71 and 72, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Quitclaim Deed from Russell R. Jones, Eric T. Klindt and Kevin L. Witt to Trident Investment Partners LLC, a Tennessee Limited Liability Company as recorded on the 11th day of July, 2008 in Instrument No. 20080711-0071213; Quitclaim Deed from Trident Investment Partners LLC, a Tennessee Limited Liability Company to Russell R. Jones, Eric T. Klindt and Kevin L. Witt as recorded on the 4th day of March, 2008 in Instrument No. 20080304-0021626; Quitclaim Deed from Russell R. Jones, Eric T. Klindt and Kevin L. Witt to Trident Investment Partners, LLC as recorded on the 4th day of January, 2008 in Instrument No. 20080104-0000862 and Warranty Deed from Stephen G. Navyac to Russell R. Jones, Eric T. Klindt and Kevin L. Witt as recorded on the 5th day of December, 2007 in Instrument No. 20071205-0140664, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2015 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of SECOND REVISION, HIGHLANDS OF BELLE MEADE NO. 2, as recorded in Plat Book 1130, Page(s) 71 and 72.

Covenants, Conditions and Restrictions as set forth in Deed recorded in Book 1361, Page 710.

This is improved property located at 104 TAGGART AVE Nashville TN 37205-4427

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 17th day of June, 2015.

Trident Investment Partners, LLC

By: Kate Rosenthal, Authorized Agent

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the State and County aforesaid, personally appeared Kate Rosenthal, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Authorized Agent (or other officer authorized to execute the instrument) of Trident Investment Partners, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that she as such authorized member has executed the foregoing instrument for the purposes therein contained, by signing the name of the company by herself as such aforesaid authorized member.

Witness my hand, at office, this 17th day of June, 2015.

Notary Public

My Commission Expires: _____

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES
SEPTEMBER 10, 2018