Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $265,000.00

Affiant

Subscribed and sworn to before me, this 21st day of August 2015.

Notary Public
My commission expires: January 11, 2016

Davidson County DEEDWARR
Recvd: 08/24/15 14:13 3 pgs
Fees:18.00 Taxes:980.50
20150824-0085296

SHERI ENGEL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Gwyn Norlen Harke 301 Demonbreun St. Unit 2008 Nashville TN 37201	Same	093060A324.00

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 Steinland LLC, a Tennessee limited liability company hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to Gwyn Norlen Harke and Grace C. McCain, as joint tenants with right of survivorship 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 No 2008 of the Horizontal Property Regime of Encore, a Residential Condominium pursuant to Master Deed for Encore, a Residential Condominium of recording in Instrument No. 20080225-0018429 and Master Deed for Encore, a Master Condominium of record in Instrument No. 20080225-0018425 Register's Office for Davidson County, Tennessee to which reference is made for a more complete description.

Being the same property conveyed to Steinland, LLC by deed from Melissa Ann Meyers of record in Instrument No. 20140602-0047369 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2015 taxes, a lien which are not yet due and payable. 2) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Instrument No. 20080225-0018429 .Register's Office for Davidson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of Encore, a Residential Condominium 3) Covenants, conditions, restrictions, reservation,

easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Instrument No. 20080225-0018425.Register's Office for Davidson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of Encore, a Master Condominium 4) Charter of Encore Residential Condominium Association of record in Instrument No. 2008225-0018428

This property is improved property known as 301 Demonbreun St. Unit 2008, Nashville, Tennessee 37201

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 20th day of August, 2015.

Steinland LLC, a Tennessee limited liability company

BY: _____
Burton Stein, Managing Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public within and for said county and state, Burton Stein, with whom I am personally acquainted, and who acknowledged himself to be the Managing Member of Steinland LLC, the within named bargainor, and as such Managing Member being authorized so to do, executed this instrument for the purposes therein contained and on behalf of Steinland LLC.

Witness my hand, at Brentwood, Tennessee, this 20th day of August, 2015.

_____
Notary Public

AMY GROSS MAYNOR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires: 2/25/19
FILE NO: 09019

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

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Notary Signature

My Commission Expires: 2/25/19

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY