WARRANTY DEED

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES SEPTEMBER 10, 2018

MST 2015-1066

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF September 20 15

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:

James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tess Erlenborn	New Owner	117-15-0A-067.00-CO
(NAME)	(NAME)	
1900 Richard Jones Rd #B111		
(ADDRESS)	(ADDRESS)	
Nashville, TN37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Sophos, LLC, a Tennessee Limited Liability Company,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Tess A. Erlenborn,*** 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:

*unmarried

Land in Davidson County, Tennessee, being Parcel No. 67, Unit No. B-111 in a Horizontal Property Regime located on the Plat of Green Hills Terrace of record in Plat Book 5200, Page 64, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Sophos, LLC, a Tennessee Limited Liability Company by Warranty deed from R.D. Roberts Jr., a married man of record in Instrument No. 20150513-0043768 Register's Office for Davidson County, Tennessee, dated May 01, 2015 and recorded on May 13, 2015.

Subject to: Easements or claims of easements not shown by the Public Records. Taxes for the year 2015 a lien, not yet due and payable. Subject to all matters shown on the Plan of record in Plat Book 5200, Page 64, Register's Office for Davidson County, Tennessee. The premises herein is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated. Master Deed establishing a Horizontal Property regime of Green Hills Terrace, and recorded in Book 5304, page 702; amended in Book 7841, page 557, Register's Office for Davidson County, Tennessee. By-Laws of Green Hills Terrace of record in Book 9830, page 181, Register's Office for Davidson County, Tennessee. Grant of Easement to Comcast of Nashville I, LLC of record in Instrument Number 20110930-0075704 and Instrument No. 20150814-0081514, in the Register's Office for Davidson County, Tennessee. Subject to rights of others in and to the common areas and/or elements

BILL GARRETT, Davidson County
Trans: T20150084683 DEEDWARR
Recvd: 10/05/15 14:23 2 pgs
Fees: 13.00 Taxes: 580.90
20151005-0101261

This property, known as 1900 Richard Jones Rd #B111, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, have 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 my/our hand(s) this 24 DAY OF Sept, 2015.

Sophos, LLC, a Tennessee Limited Liability Company

BY: _____
Frank Verdun, Member

STATE OF Tennessee
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared Frank Verdun, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath, acknowledged himself/herself as Member of Sophos, LLC, a Tennessee Limited Liability Company., the within named bargainor, a corporation, and that Frank Verdun, as such ~~President~~ member, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation himsel/herself as President of said corporation.

Witness my hand and official seal, this the 24 day of September 2015

_____
Notary Public

My Commission Expires: 7-5-16

(SEAL)

K CLOYD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON