WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$60,000.00.**

Affiant

Subscribed and sworn to before me this 28th day of Sept, 2015.

Notary Public
My Commission expires: 11-5-2018
(Affix Seal)

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11-5-2018
STATE OF TENNESSEE

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
CB Investments, LLC	SAME	043-15-0-075.00
4525 Harding Road, Suite 257		
Nashville, TN 37205	,	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Cornerstone Equity Investments, LLC**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **CB Investments, LLC**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Lot Numbers 26 and 27 on the Map of Rock Hill Subdivision, Block "A", and more particularly described as follows:

Beginning at a point on the westerly margin of Farris Avenue 1186.6 feet south of the southerly margin of Old Hickory Boulevard, which point is the common corner of Lot Number 27 and Lot Number 28 on the map of the above subdivision; thence with the westerly margin of Farris Avenue southerly 156.2 feet to an iron pin which is the southeast corner of Lot Number 26 and when the westerly margin of Farris Avenue intersects the northerly margin of New Larkin Spring Road; thence North 60 degrees 30 minutes West, along the northerly margin of said road 221.5 feet to a point where the aforesaid northerly margin intersects the rear westerly line of Block "A" and is also the common corner of Lots 26 and 27; thence northerly along the westerly rear line of Block "A", 50 feet to the common corner of Lot Number 27 and Lot Number 28; thence easterly with the line between said two lots, 200 feet to the beginning.

Being the same property conveyed to Cornerstone Equity Investments, LLC, by deed from CE Investments, LLC, on August 27, 2013, of record in Instrument Number 20130904-0093341, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record.

This is improved property known as: **312 Farris Avenue, Madison, Tn 37115**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 September 28, 2015.

Cornerstone Equity Investments, LLC

By Richard Bishop, Chief Manager

Davidson County DEEDWARR
Recvd: 10/07/15 09:19 2 pgs
Fees:13.00 Taxes:222.00
20151007-0102141

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 28th day of September, 2015, before me, appeared Richard Bishop to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the Chief Manager of Cornerstone Equity Investments, LLC and that the seal affixed to said instrument is the limited liability corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said limited liability corporation (or association) by authority of its Members (or Trustees) and said Richard Bishop, acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:

11-5-2018

CARL E. DUNPHY II STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11-5-2018
STATE OF TENNESSEE

I, Andy Maloney, 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.

Signature

State of TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 5-24-17

JULIE COONE STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.