BILL GARRETT, Davidson County
Trans:T20150094598 DEEDWARR
Recvd: 11/05/15 15:32 2 pgs
Fees:13.00 Taxes:536.50
20151105-0113022

WARRANTY DEED

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 23, 2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 30TH day of OCTOBER, 2015.

Notary Public

MY COMMISSION EXPIRES: 8-23-2016
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, 30 Burton Hills, Suite 400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Prime Nashville, LLC, a Tennessee Limited Liability Company and TM Investment LLC, a Tennessee Limited Liability Company	Prime Nashville, LLC, a Tennessee Limited Liability Company and TM Investment, LLC , a Tennessee Limited Liability Company	082 08 0 052.00
(NAME)	(NAME)	
1308 Gallatin Avenue	1308 Gallatin Ave	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Nashville, TN 37206	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of One Hundred Forty-Five Thousand And No/100 Dollars ($145,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Janet Marie Henderson an unmarried woman**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Prime Nashville, LLC, a Tennessee Limited Liability Company and TM Investment LLC, a Tennessee Limited Liability Company**, 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:

Land in Davidson County, Tennessee, being Lot No. 56 on the Plan of Bransford Realty Company's Subdivision of the McWhirter Tract and the Love-McFerrin Tract of record in Plat Book 421, Page 52, 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 Janet Marie Henderson by Warranty Deed from Helen Jones, Unmarried dated October 2, 2007 and recorded October 11, 2007 as Instrument No. 20071011-0120868, in said Register's Office for Davidson County, Tennessee.

File Number: GRN-154021

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 629 Neill Ave, Nashville, TN 37206

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, has 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 our hands this .

Janet Marie Henderson

STATE OF TENNESSEE

COUNTY OF Davd

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state.Janet Marie Hendersonthe within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th of October, 2015.

Notary Public

My Commission Expires: 9-16-18

(SEAL)

SUSAN L HEINRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

File Number: GRN-154021