WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150105738 DEEDWARR
Recvd: 12/15/15 10:48 2 pgs
Fees:13.00 Taxes:386.65
20151215-0125942

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $104,500.00

Kati Williams
AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 11TH DAY OF DECEMBER, 2015.

RWalters
NOTARY PUBLIC RW

MY COMMISSION EXPIRES ~~12-18-17~~ 8.17.19

RENNA ANN WALTERS NOTARY PUBLIC STATE OF TENNESSEE MONTGOMERY COUNTY

THIS INSTRUMENT PREPARED BY
Compass Land Title, LLC, 278 Franklin Road, Ste. 190, Brentwood, TN 37027
file # 15-1568B

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Adam K. Vogel	Mortgage Investors	162-09-0B-106.00-CO
5600 Country Drive	8320 E. Walker Springs Ln Ste 200	
Nashville, TN 37211-6467	Knoxville TN 37923	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

ROBERT DAVID MIRKIN, A SINGLE MAN AND NAOMI VAN WINKLE, A SINGLE WOMAN, AS TENANTS IN COMMON WITH RIGHTS

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ADAM VOGEL, UNMARRIED

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, TO-WIT:

Land in Davidson County, Tennessee, being Townhouse No. 193, Building No. 1 in a Horizontal Property Regime as shown on the plan of Hickory Valley Condominiums, Phase 3, now known as Country Way Condominiums, as of record in Book 4860, Page 1, as amended in 4890, Page 372, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Robert David Mirkin, a single man and Naomi Ruth Van Winkle, a single woman, as tenants in common with rights to survivorship by Warranty deed from Roy C. Flowers of record in Instrument No. 20121120-0106891 Register's Office for Davidson County, Tennessee, dated November 13, 2012 and recorded on November 20, 2012. Naomi Ruth Van Winkle and Naomi Van Winkle are one in the same person.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2015 a lien, due and payable, but not delinquent.

Subject to all matters shown on the Plan of record in Plat Book 4860, page 1, amended in Book 4890, page 372, revised in Book 5050, page 94; Book 5200, page 110; Book 5200, page 120 and Book 5200, page 131, Register's Office for Davidson County, Tennessee.

Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 4918, Page 116 as amended in Book 4958, page 346, Register's Office for Davidson County, Tennessee.

By-Laws of record in Book 4918, Page 125 as amended in Book 4958, page 346 and Book 8797, page 918, in the Register's Office for Davidson County, Tennessee.

Charter of Hickory Valley Condominiums, Phase 3, Association of record in Book 8021, Page 852, in the Register's Office for Davidson County, Tennessee.

Easement and right-of-way as contained in the Deed of record in Book 3372, Page 430, in the Register's Office for Davidson County, Tennessee.

Easements of record in Book 4842, Page 979, Book 5606, page 663 and Book 7497, page 740, in the Register's Office for Davidson County, Tennessee.

Rights and easements of adjoining landowners in and to any party wall(s) located on the insured parcel.

Subject to rights of others in and to the common areas and/or elements.

This is property known as 5600 Country Drive, Nashville, TN 37211-6467

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 hand on the 11th day of December, 2015.

Robert David Mirkin by Naomi Van Winkle attorney in fact

Robert David Mirkin

By: Naomi Van Winkle, Attorney-In-Fact

Naomi Van Winkle

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Naomi Van Winkle**, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument on behalf of Robert David Mirkin for the purposes therein contained, and who further proved to me that he is the **Attorney in Fact** for Robert David Mirkin, and is authorized by Robert David Mirkin to execute this instrument on his behalf.

Witness my hand and official seal, this 11th day of December, 2015.

Notary Public

My Commission Expires: 10/2/17

J. Carlton Drumwright State of Tennessee Notary Public Williamson County

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, NAOMI VAN WINKLE, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this 11th day of December, 2015.

Notary Public

My Commission Expires: 10/2/17

J. Carlton Drumwright State of Tennessee Notary Public Williamson County

File #: 15-1568B

RECORD & RETURN TO:

COMPASS LAND TITLE, LLC

278 Franklin Road, Ste. 190

Brentwood, TN 37027