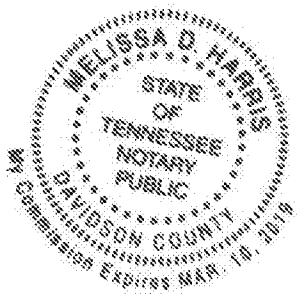
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $274,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF DECEMBER, 2015.

Notary Public

MY COMMISSION EXPIRES: 03/18/2019

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
West End Title & Escrow, LLC, 2323 21st Avenue, S., Ste. 502, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael and Susan Arrison	Same as new owners	104-06-0N-203.00 CO
(NAME) 203 Rose Hall	(NAME)	
(ADDRESS) Nashville TN 37212	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 12/30/15 11:34 3 pgs
Fees:18.00 Taxes:1015.65
20151230-0131066

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, HARTLINE HOSPITALITY, LLC, A TENNESSEE SERIES LIMITED LIABILITY COMPANY, SERIES NO. 15-01, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO MICHAEL ARRISON AND SUSAN ARRISON, HUSBAND AND WIFE, 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 Unit No. 203, on the Horizontal Property Regime for Rose Hall Condominiums, as recorded in the Master Deed of record in Book 7307, page 760 and on the Plan of Rose Hall Condominiums of record in Plat Book 6900, page 379, which amends Lots 37, 38, 39, 40 and 41 of Bransford Realty Company's West End Place of record in Book 332, page 15, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

Being the same property conveyed to Robert A. Hartline, Jr., married by deed from Brian J. Soukup of record as Instrument No. 20140313-0020916, dated February 28, 2014, said Register's Office. Being further conveyed to HARTLINE HOSPITALITY, LLC, A TENNESSEE SERIES LIMITED LIABILITY COMPANY, SERIES NO. 15-01 by Quitclaim Deed of record as Instrument No. 20150413-0032094, dated April 10, 2015, said Register's Office.

This conveyance is subject to: 2015 property taxes which are a lien, but not yet due and payable; all matters as shown on the Horizontal Property Regime for Rose Hall Condominiums, as recorded in the Master Deed of record in Book 7307, page 760 and on the Plan of Rose Hall Condominiums of record in Plat Book 6900, page 379, which amends Lots 37, 38, 39, 40 and 41 of Bransford Realty Company's West End Place of record in Book 332, page 15, Register's Office for said County; and any and all easements of record.

unimproved ☐

This is improved ☒ property, known as 203 Rose Hall, Nashville, TN 372112

(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 our hands this 28th day of December, 2015.

Hartline Hospitality, LLC

Robert Hartline
Its: Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Robert Hartline, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a member of Hartline Hospitality, LLC, a Tennessee series limited liability company, series no. 15-01, to be the person who executed the foregoing instrument on behalf of Hartline Hospitality, LLC, a Tennessee series limited liability company, series no. 15-01 and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 28th day of December, 2015.

Notary Public

My Commission Expires: 11/6/17

TRICIA BALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

True Copy Certification

I, Paul F. Soper, 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 TENNESSEE

County of DAVIDSON

Personally appeared before me, Tricia Ball, a notary public for this county and state, Paul F. Soper who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11/6/17
Notary' Seal (if on paper)

