Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
16-0085

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 19th DAY OF February, 2016

Notary Public
Commission Expires: 10/18/2016

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20160014447 DEEDWARR
Recvd: 02/22/16 13:39 2 pgs
Fees:13.00 Taxes:444.00
20160222-0016710

Address of New Owner	Send Tax Bills To:	Map & Parcel
Studio 1 GP 2926 Foster Creighton Dr. Nashville, TN 37204	NEW OWNER	105-14-0I-003.00 CO

WARRANTY DEED

FOR AND IN 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, I/WE,

AHM Supplies, LLC

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Studio 1 GP

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:

Being a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 3 of the Studio 1 Lofts Condominiums, a Condominium, created under Title 66, Section 27-201, et seq., as amended, Tennessee Code Annotated, and as established by a Declaration of Studio 1 Lofts Condominiums, of record in Instrument No. 20140715-0062248, in the Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Declaration. Reference is hereby made to the plan of Studio 1 Lofts Condominiums, as shown on Exhibit "B" to the Declaration, of record in Instrument No. 20140715-0062248, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to AHM Supplies, LLC, by Warranty Deed from Studio 1 Nashville Apartments, LLC, a Tennessee limited liability company, dated 9/11/14 and recorded 9/16/14 in Instrument No. 20140916-0084820, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 801 Hillview Heights #3, Nashville, TN 37204.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 19 day of February, 2016.

Richard Garrison Reid, Member

James Joshua Story, Member

James Kevin Brown, Member

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public in and for said County and State, personally appeared Richard Garrison Reid, James Joshua Story and James Kevin Brown, with whom I am personally acquainted, and who, upon oath, acknowledged himself/herself to be the Members of AHM Supplies, LLC, the within named bargainor, a limited liability company, and that he/she as such Members, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company by himself/herself as Members.

Witness my hand and official seal at office this 19 day of February, 2016.

Notary Public

Commission Expiration:

1/13/20

JOSHUA A. TERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY