

STATE OF TENNESSEE 19990
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $95,000.00

X _____
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF March, 2016.

_____
Notary Public Ollie Mai Parsley
MY COMMISSION EXPIRES: 3/6/2018

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME	ADDRESS
Address New Owner(s) as Follows:	Send Tax Bills To:
William H. Lightfoot	new owner
(Name)	(Name)
2258 Lebanon Road, #16	
(Street Address or Route Number)	(Street Address)
Nashville, TN 37214	
(City) (State) (Zip)	(City) (State) (Zip)

Map-Parcel Number(s):

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, Jetnor Beqir, LLC HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William H. Lightfoot 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. 16 on the Plan of Magnolia Square Condominiums, according to the Master Deed of record in Book 6685, page 253 in the Register's Office of Davidson County, Tennessee, as shown on the Plan of Magnolia Square Condominiums appended as Exhibit "B" to the Master Deed of record in Book 6685, page 275 in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more particular description.

BEING the same property conveyed to Jetnor Beqir, L.L.C., a Tennessee Limited Liability Company, by quitcllaim deed from Beqir Potka, ated August 26, 2004, and filed in Instrument No. 20040901-0105825, said Register's Office.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 2258 Lebanon Road, #16, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, their heirs and assigns, forever; and we do covenant with the said GRANTEE 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 GRANTEE, 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 his/her/their hand(s) this 28th day of March, 2016.

Seller Jetnor Beqir, LLC

_____
By: Beqir Y. Potka, Chief Manager

BILL GARRETT, Davidson County
Trans:T20160025288 DEEDWARR
Recvd: 03/29/16 14:09 2 pgs
Fees:13.00 Taxes:351.50
20160329-0029543

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for the said County and State, Beqir Y. Potka, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager of Jetnor Beqir, LLC, the within named bargainor, a Limited Liability Company, and that he as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by himself as Chief Manager.

Witness my hand and official seal at office at Nashville, Tennessee on this the 28th day of March, 2016.

My commission expires: 3/ 6/2018

Notary Public: Ollie Mai Parsley

OLLIE MAI PARSLEY
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMMISSION EXPIRES 3-6-2018