WARRANTY DEED

DEBORAH L. BAXTER STATE OF TENNESSEE NOTARY PUBLIC SUMNER CO.

R-BR-16-915-T

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $645,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF MARCH, 2016.

Notary Public

MY COMMISSION EXPIRES: 7-24-2019
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Daryl J. Marvin and Shuer Marvin	**Cardinal Financial Company**	
(NAME)	(NAME)	**118-01-0Y-002.00**
915 B Caruthers Avenue	**3701 Arco Corporate Drive #200**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	**Charlotte, North Carolina 28273**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 consideration, the receipt of which is hereby acknowledged, **EAST ARM, LLC, AN OREGON LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **DARYL J. MARVIN AND SHUER MARVIN, HUSBAND AND WIFE,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 915-B, Townhomes at 915 Caruthers Avenue, as shown in the Declaration of Covenants, Conditions and Restrictions for Townhomes at 915 Caruthers Avenue, a Horizontal Property Regime with Private Elements of record in Instrument Number 20140227-0016781, 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 East Arm, LLC, a Arizona limited liability company by Warranty deed from HoneyBee Partners, LLC, a Tennessee limited liability company of record in Instrument No. 20141028-0099238 Register's Office for Davidson County, Tennessee, dated October 17, 2014 and recorded on October 28, 2014. East Arm, LLC, is an active limited liability company operating in the state of Oregon.

This conveyance is subject to:
- Taxes for the year 2016 and subsequent.
- Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Instrument Number 20140227-0016781, Register's Office for Davidson County, Tennessee.
- Plan of record in Plat Book 57, Page 93, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **915 B Caruthers Avenue, Nashville, Tennessee 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), 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.

BILL GARRETT, Davidson County
Trans:T20160025287 DEEDWARR
Recvd: 03/29/16 14:08 2 pgs
Fees:13.00 Taxes:2386.50
20160329-0029544

Witness my/our hand(s) this the 25th DAY OF MARCH, 2016.

East Arm, LLC

BY: _____

Andrea Reiners
Authorized Agent

STATE OF ARIZONA
COUNTY OF MARICOPA

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANDREA REINERS, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the AUTHORIZED AGENT of EAST ARM, LLC the within named bargainor, a limited liability company, and that he/she as such AUTHORIZED AGENT executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 25th of March, 2016.

_____
Notary Public
My Commission Expires: _____
(SEAL)

AMANDA SCUDELLA
Notary Public, State of Arizona
Maricopa County
My Commission Expires
May 15, 2019

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212