BILL GARRETT, Davidson County
Trans:T20160034420 DEEDWARR
Recvd: 04/26/16 14:54 2 pgs
Fees:13.00 Taxes:721.50
20160426-0040712

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TW160104

WARRANTY DEED

JAMIE R. STEELMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $195,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd day of April, 2016.

NOTARY PUBLIC

My commission expires: 11/18/18

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arrow Property Solutions, LLC, a Nevada Limited Liability Company 111 Holmes Dr Hendersonville, TN 37075	Bank Tennessee PO Box 4980 John City, TN 37604	082 14 0A 122.00

FOR AND IN CONSIDERATION of the sum of One Hundred Ninety Five Thousand and 00/100 Dollars ($195,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **JACK DEPEW AND WIFE, MERRY DEPEW**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **ARROW PROPERTY SOLUTIONS, LLC, A NEVADA LIMITED LIABILITY COMPANY**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 756 as specified on the Plat shown in the Master Deed, on the Plan of Riverfront Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for Riverfront Condominiums, of record under Instrument No. 20051221-0153160, as amended in Instrument No. 20051228-0155671, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of Riverfront Condominiums for placement of Units, as shown on Exhibit "E" to the Master Deed of record under Instrument No. 20051221-0153160, as amended in Instrument No. 20051228-0155671, said Register's Office for a more complete identification and description of such Unit.

Being the same property conveyed to Jack Depew and wife, Merry Depew, by Warranty Deed from Riverfront Condominiums Partnership, a Tennessee general partnership, dated 1/5/2006, and recorded on 1/6/2006, of record in Instrument # 20060106-0001955,

in the Register Deed's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 756 1st Avenue North, Nashville, TN 37201, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2016 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 22nd day of April, 2016.

JACK DEPEW

MERRY DEPEW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Jack Depew and Merry Depew, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 22nd day of April, 2016.

JAMIE R. STEELMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Notary Public

Jamie R Steelman
Printed Notary Name

My commission expires: 11/18/18