(2)

WARRANTY DEED

PLEASE RETURN TO:
WARRANTY TITLE INSURANCE CO
165 INDIAN LAKE BLVD, STE 106
HENDERSONVILLE, TN 37075

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

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $585,000.00

Affiant

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

Deborah L. Baxter
Notary Public

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

THIS INSTRUMENT WAS PREPARED BY
Warranty Title Insurance Company, Inc., 165 Indian Lake Blvd., Suite 106
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).:
Robert Sentz, Sr. and Colleen Sentz, husband and wife	First National Bank	104-2-4C-34
(NAME) 110 31st Avenue North, #504	(NAME) 206 S. 1st Street	
(ADDRESS) Nashville, TN 37214	(ADDRESS) Pulaski, TN 38478	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20160969

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, I/we, **Commodore Rentals, LLC, a Tennessee limited liability company**, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto **Robert Sentz, Sr. and Colleen Sentz, 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 504, together with the appurtenant interest in the common elements of The West End, a condominium, a horizontal property regime established by Master Deed of record as Instrument No. 20080401-0032619, Register's Office for Davidson County, Tennessee, as amended by First Amendment to Master Deed Establishing The West End of record as Instrument No. 20080408-0035628, Register's Office for Davidson County, Tennessee, as further amended by Second Amendment to Master Deed Establishing The West End as Instrument No. 20090512-0043586, Register's Office for Davidson County, Tennessee, and as further amended by Amendment to Second Amendment to Master Deed Establishing The West End as Instrument No. 20090921-0087974, Register's Office for Davidson County, Tennessee, said Unit being depicted on Exhibit "B" to said Master Deed.

Together with Parking Space Number 108 and P1-115 which is assigned as a Limited Common Element appurtenant to the above described Unit, as set forth and defined in the Master Deed.

Being the same property conveyed to Commodore Rentals, LLC by deed from Richard Isaacson, dated August 9, 2012, of record as Instrument No. 20121128-0109396, Register's Office for Davidson County, Tennessee. Also, being the same property conveyed to Commodore Rentals, LLC by deed from Richard Isaacson, of record as Instrument No. 20160624.006 4447, Register's Office for Davidson County, Tennessee. (as to Parking Space P1-115)

Unimproved ☐

This is improved ☒ property, known as 110 31st Avenue North, #504, Nashville, TN 37214
(House No.) (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 I/we do covenant with the said GRANTEES that I/we am/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 I/we do further covenant and bind myself, my 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 any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

BILL GARRETT, Davidson County
Trans:T20160053877 DEEDWARR
Recvd: 06/24/16 09:03 2 pgs
Fees:13.00 Taxes:2164.50
20160624-0064448

Witness my hand this 22nd day of June, 2016

Commodore Rentals, LLC

By: Richard A. Isaacson, Chief Manager

STATE OF Tennessee)
County OF Sumner)

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Richard A. Isaacson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be Chief Manager (or other officer authorized to execute the instrument) of Commodore Rentals, LLC, the within named bargainor, a limited liability company, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the limited liability company as Chief Manager (or other authorized officer).

Witness my hand, at office, this 22nd of June, 2016.

Notary Public
My Commission Expires: 4.24.18

