BILL GARRETT, Davidson County
Trans:T20160066596 DEEDWARR
Recvd: 08/02/16 16:05 2 pgs
Fees:13.00 Taxes:1385.65
20160802-0079906

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is 374,500.00

Affiant

Subscribed and sworn to before me, this 29th day of July, 2016.

Notary Public

My commission expires: _____

NANCY E. HOPSON
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires September 10, 2018

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Cornerstone Childcare Project, LLC	Cornerstone Childcare Project, LLC	**126160A50900CO**
7241 Riverfront Drive	7241 Riverfront Drive	
Nashville, TN 37221	Nashville, TN 37221	

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 ACKNOWLEDGE, WE,

Christopher Lo and Vanessa Lo, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Cornerstone Childcare Project, LLC, a Tennessee limited liability company

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 Lot No. 284 on the Plan of Riverwalk Phase 3C of record in Instrument No. 20050706-0077607, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Christopher Lo and Vanessa Lo, husband and wife, from William Patrick Bain, Jr. and Amy H. Bain, husband and wife, by Warranty Deed dated May 30, 2012 of record in Instrument No. 20120727-0066438, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (X) unimproved (____) property known as 7241 Riverfront Drive, Nashville, TN 37221.

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 do 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 in 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 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 my/our hand(s) this 29th day of July, 2016.

Christopher Lo

Vanessa Lo

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Christopher Lo and Vanessa Lo, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of July, 2016.

Notary Public

My Commission Expires: 12/27/17

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON