WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$152,000.00.** Affiant Subscribed and sworn to before me, this the 15th day of August, 2016. Notary Public My commission expires: 3-6-18 (AFFIX SEAL)

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows: **Sanithi OM, LLC**	Send Tax Bills To: New Owner	Map-Parcel Numbers **Map 173-05-0-A Parcel 090.00co**
4598 Terra Place		
San Jose, CA 95121		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Melanie B. Newman, unmarried

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

Sanithi OM, 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 all of Lot No. 90 on the Plan of Barnes Crossing, a Planned Unit Development, as shown on Exhibit "A" to Master Deed of record in Instrument No. 20050721-0084791, re-recorded in Instrument No. 20050805-0092480, and amended in Instrument No. 20051114-0136938 and Instrument No. 20071227-0147998, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Melanie B. Newman, unmarried, by Deed dated February 27, 2007 from Ole South Properties, Inc., a Tennessee Corporation, of record in Instrument No. 20070305-0026751, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following: (1) The Plan of record as set out on Exhibit "A" to the Master Deed as shown in Instrument No. 20050721-0084791 and re-recorded in Instrument No. 20050805-0092480 and further amended in Instrument No. 20051114-0136938, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. (2) All matters shown on the P.U.D. Boundary Plat of Barnes Crossing of record in Instrument No. 20050128-0010427, said Register's Office. (3) Right-of-way Dedication to the Metropolitan Government of Nashville and Davidson County, Tennessee of record in Instrument No. 20050811-0095171, said Register's Office. (4) Grant of Easement to Comcast of Nashville I, LLC of record in Instrument No. 20131021-0109630, said Register's Office. (5) Master Deed and By-Laws and Charter for Barnes Crossing of record in Instrument No. 20050721-0084791, re-recorded in Instrument No. 20050805-0092480, amended in Instrument No. 20051114-0136938 and Instrument No. 20071227-0147998, said Register's Office. (6) Taxes for the current year which have been prorated and assumed by the grantees herein.

This is improved (__X__) Unimproved (____) property, known as **1984 Shaylin Loop, Antioch, Tennessee 37013**

BILL GARRETT, Davidson County
Trans:T20160072207 DEEDWARR
Recvd: 08/18/16 15:16 2 pgs
Fees:13.00 Taxes:562.40
20160818-0086558

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 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 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 **15th** day of **August, 2016.**

Melanie B. Newman

Melanie B. Newman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Melanie B. Newman,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **15th** day of **August, 2016.**

Notary Public

My Commission Expires:_____

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017