WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$42,000.00.**

Lee Ann Maloney
Affiant

Subscribed and sworn to before me this 25th day of October, 2016

Notary Public
My Commission expires: 7-6-17
(Affix Seal)

JENNIFER R. PIERCE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Davidson County DEEDWARR
Recvd: 10/25/16 14:58 2 pgs
Fees:13.00 Taxes:155.40
20161025-0112799

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
REI Properties, LLC	New Owner	043130A06000CO
P.O. Box 1043		
Brentwood, TN 37024	,	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Hector Basora Javier, unmarried**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Rei Properties, LLC, a Tennessee limited liability company**, it's successors and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Condominium Unit 5-12, Robin Hood Condominiums, created under Title 64, Sections 2701 et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5388, Page 524, said Register's Office, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plan of Robin Hood Condominium Apartments, of record in Book 5200, Page 124, said Register's Office, to which plan reference is made for a more complete description.

Being the same property conveyed to Hector Basora Javier from Fannie Mae a/k/a Federal National Mortgage Association by Special Warranty Deed on August 24, 2015, of record in Instrument Number 20150904-0090661, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2017 and subsequent years a lien, but not yet due and payable.
- Subject to all matters as shown on the Plan of record in Plat Book 5200, Page 124, Register's Office for Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded Master Deed of record in Book 5388, Page 524; Book 6564, Page 149 and Book 11399, Page 660, Register's Office for Davidson County, Tennessee.
- By-Laws of record in Book 5388, Page 554, Register's Office for Davidson County, Tennessee.
- Charter of record in Book 5388, Page 568, Register's Office for Davidson County, Tennessee.
- Easement of record in Book 3436, Page 486, Register's Office for Davidson County, Tennessee.

This is improved property known as: **323 Forrest Park Road #5-12, Madison, TN 37115**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this October 21, 2016.

Hector Basora

Hector Basora Javier

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Hector Basora Javier** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this October 21, 2016

Notary Public

My commission expires 11-6-17

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Julie Coone

Notary's Signature

My commission expires: 5-24-17

JULIE COONE
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.