WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $210,000.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of March, 2017.

_____
Notary Public

MY COMMISSION EXPIRES: 1-9-18

(AFFIX SEAL)

DEANIE L. GREGORY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Steven P. Disser
Attorney at Law
GREATER NASHVILLE TITLE
& CLOSING COMPANY
200 Madison St.
Madison, TN 37115

BILL GARRETT, Davidson County
Trans: T20170026294 DEEDWARR
Recvd: 03/29/17 09:45 2 pgs
Fees: 13.00 Taxes: 777.00

20170329-0030374

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MC2 Group, LLC	Same	09405013000
(NAME)	(NAME)	
1104 Glenview Dr.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, RenovateTN, LLC, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MC2 Group, LLC, HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS 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. 1 on the Final Plat Re-subdivision of part of Lot Number 86 on the map of Haynie's Central Park Plan of record in Instrument No. 20150623-0060032 and Surveyor's Certificate of Correction recorded in Instrument No. 20160329-0029571, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more comprehensive legal description.

Being the same property conveyed to RenovateTN, LLC by Warranty Deed from Gordon W. O'Malley and George A. Street, Jr. both as Alternate or Successor Trustees of the O'Malley Family Trust as established under Article 6, Section 6.03 of the Robert A. O'Malley Revocable Trust, said Warranty Deed dated March 9, 2017, of record as Instrument No. 20170310-0023788, Register's Office for Davidson County, Tennessee

unimproved ☐

This is improved ☑ property, known as 1104 Glenview Dr., Nashville, TN 37206
(House Number) (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 GRANTEE, its successors and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, its successors 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 hand this 17th day of March, 2017.

RenovateTN, LLC

_____
Daniel Reeder, Member

_____
James Marty Taylor, Member

File No.: 2017-0956
GRE TN Warranty Deed

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Daniel Reeder and * James Marty Taylor, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the Members of **RenovateTN, LLC**, the within named bargainor, a limited liability company, and that they as such Members being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company, by themselves as such Members.

WITNESS my hand and seal this 17th day of March, 2017.

My Commission Expires:
January 09, 2018

Notary Public, Deanie Gregory

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Return To:

Greater Nashville Title and Closing Company
200 Madison Street
Madison, TN 37115