THIS INSTRUMENT PREPARED BY: **Jennifer S. Ghanem, Esq.** **The Row Title & Escrow, LLC** **20 Music Square West, Suite 200** **Nashville, TN 37203**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $375,000.00 Affiant Subscribed and sworn to before me, this 31st day of March, 2017. Notary Public My Commission Expires: 9/7/2020

KENDALL CONNELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-07-2020

WARRANTY DEED

Address New Owner: Aspen Construction, LLC 8005 Church St E, Ste 201 Brentwood, TN 37027	Send Tax Bills to: New Owner	Tax Information: Tax Parcel ID No. 105-13-0-356.00

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **BROOKE C. CAMERON and MARILYN J. CAMERON, HUSBAND AND WIFE,** ("Grantors"), have this day bargained and sold, and do hereby transfer and convey to **ASPEN CONSTRUCTION, LLC, a Tennessee Limited Liability Company** ("Grantee"), Its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 50, as shown on the map entitled the Plan of Waldkirch, of record in Plat Book 421, page 90, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to BROOKE C. CAMERON, AN UNMARRIED MAN, by deed from JOHN E. BATEY, JR. OR ARA S. BATEY REVOCABLE LIVING TRUST, of record in Instrument No. 20070213-0018272, dated February 2, 2007, said Register's Office.

This is improved property commonly known as: **910 Waldkirch Avenue, Nashville, TN 37204**

This conveyance is subject to all zoning and setback requirements, all general utility, sewer, drainage and any other easements and restrictions of record, the lien for property taxes that are not delinquent, any and all subdivision or condominium declarations, covenants, and restrictions of record, and any matters shown on any applicable plat.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantors covenant that they have lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantors further covenant and bind themselves, their successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20170027828 DEEDWARR
Recvd: 04/03/17 12:04 2 pgs
Fees:13.00 Taxes:1387.50
20170403-0032193

IN WITNESS WHEREOF, Grantor has executed this instrument on this 31st day of March, 2017.

BROOKE C. CAMERON

MARILYN J. CAMERON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BROOKE C. CAMERON AND MARILYN J. CAMERON, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office this 31st day of March, 2017.

KENDALL CONNELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-07-2020

Notary Public
My Commission Expires: 9/7/2020