Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $54,000.00.

Affiant

Subscribed and sworn to before me, this the 28th day of April, 2017.

Notary Public

My commission expires: 7-3-17

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Louis Joseph Vargo Tiffany Cathey Vargo		
516 Riverwood Circle	New Owner	043100B06500
Nashville, TN 37115		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **GREENLEAF, LLC, A TENNESSEE SERIES LIMITED LIABILITY COMPANY, SERIES NO. 1405**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LOUIS JOSEPH VARGO AND TIFFANY CATHEY VARGO, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 Unit C-301 (formerly C-75), Madison Park Condos, 555 Dupont Avenue, Madison, Tennessee, according to the Master Deed and By-Laws of record in Book 5462, page 614, as amended in Book 5608, page 551, Book 8014, page 416, and Book 10895, page 319, inclusive, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Areas/Elements appurtenant to said Unit as set forth in said Master Deed, and more particularly described in Book 5200, pages 179-182, said Register's Office, to which plat reference is hereby made for a more particular legal description.

Being the same property conveyed to Brian A. Spindler, a single man by Warranty deed from Coordination Plus, LLC of record in Instrument No. 20090327-0027574 Register's Office for Davidson County, Tennessee, dated March 20, 2009 and recorded on March 27, 2009.

Being the same property conveyed to Greenleaf, LLC, a Tennessee series limited liability company, Series No. 1405 by Warranty deed from Brian A. Spingler, a married man of record in Instrument No. 20141001-0090494 Register's Office for Davidson County, Tennessee, dated September 26, 2014 and recorded on October 1, 2014.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

BILL GARRETT, Davidson County
Trans:T20170037110 DEEDWARR
Recvd: 05/02/17 15:35 2 pgs
Fees:13.00 Taxes:199.80
20170502-0043255

This is improved property known as 555 North Dupont Avenue C75, Madison, TN 37115.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 28th day of April, 2017.

Green Leaf, LLC, a Tennessee series LLC, holding title as Green Leaf, LLC, a Tennessee series limited liability company, Series No. 1405

Brad Copeland, Authorized Agent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Brad Copeland, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be Authorized Agent of GREEN LEAF, LLC, a Tennessee limited liability company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said corporation for the purposes therein contained.

Witness my hand and seal this 28th day of April, 2017.

Notary Public

