Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

The actual consideration or value, whichever is greater, for this transfer is $224,900.00

Affiant

Subscribed and sworn to before me, this 11th day of May, 2017.

Notary Public
My commission expires: _____

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2020

BILL GARRETT, Davidson County
Trans:T20170041795 DEEDWARR
Recvd: 05/17/17 09:00 2 pgs
Fees:13.00 Taxes:832.13
20170517-0048688

Address of New Owner:	Send Tax Bills to:	Tax Information
Melissa Arvik 606 South 15th Street Nashville, TN 37206	new owner	094-01-0-297.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **LOF Homes, LLC,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Melissa Arvik,** and husband, Brent Arvik hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 107 on the Plan of Shelby Village No. Two of record in Plat Book 1835, Page 48, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Beginning at a point on the northerly margin of Sevier Court at the Southeast corner of Lot No. 120 on said Plan; thence with the line between said Lots Nos. 107 and 120, Northwestwardly 85 feet to common corner of Lots Nos. 107, 108, and 120; thence with the line between said Lots Nos. 107, 108 Northeastwardly 95.3 feet to the Westerly margin of South 15th Street; thence with the Westerly margin of said Street, Southeastwardly 58.7 feet to a monument at the beginning of a curve with a radius of 24 feet; thence around said curve in a Southwesterly direction 39.3 feet to a monument on the northerly margin of said Sevier Court; thence with the Northerly margin of said Sevier Court, Southwestwardly 7.5 feet to the beginning.

Being the same property conveyed to LOF Homes, LLC, from Deborah Churchwell, by Warranty Deed and recorded on October 26, 2016 of record Instrument Number 20161026-0113150, Registers Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as **606 South 15th Street, Nashville, TN 37206.**

This conveyance is subject to the following: (1) Subject to all matters shown on the Plan of record in Plat Book 1835, Page 48 and Book 2032, Page 191; (2) Easement(s) of record in Book 2015, Page 639 and Book 2086, Page 339; All of record in the Register's Office for Davidson County, Tennessee.

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), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this the 11th day of May 2017.

LOF Homes, ~~LLC~~

By: _____

~~Michael~~ Brady

Its: Managing Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Michael Brady, Managing Member of LOF Homes, LLC,** the within named bargainor, **a Texas limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such **Managing Member**.

Witness my hand and official seal at Brentwood, Tennessee, this the 11th day of May 2017.

_____
Notary Public

My Commission expires: 1-24-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

FILE NO: 2017045188