NEW OWNER:

Lauren E. Weibert
1723A Nubell Street
Nashville, TN 37208

SEND TAX BILLS TO:

New Owner

Part of 081-02-0-091.00

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 17-0348 LB

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans: T20170055217 DEEDWARR
Recvd: 06/28/17 10:28 2 pgs
Fees: 13.00 Taxes: 1009.73
20170628-0064934

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Two Hundred Seventy Thousand Nine Hundred and** $272,900.00
00/100 Dollars ~~($270,900.00)~~ cash in hand paid, the receipt of which is hereby acknowledged, **RK URBAN DEVELOPMENT, LLC,A TENNESSEE LIMITED LIABILITY COMPANY**("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **LAUREN E. WEIBERT, UNMARRIED WOMAN,** ("Grantee"), her successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit 1723A, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for Homes at 1723 Nubell Street, a Horizontal Property Regime with Private Elements of record as Instrument No. 20160404-0032105 and being shown on Plat attached thereto as Exhibit "B", in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Hamilton Washington and Marie Washington by installment deed from Stanley L. Rich of record in Book 1191, page 220, Register's Office for Davidson County, Tennessee, dated June 12, 1941 and recorded on June 26, 1941 (as Lot 65).

Being a portion of the same property conveyed to C & H Properties, LLC, a Tennessee Limited Liability Company by Warranty deed from Wilometto W. Clark, unmarried of record in Instrument No. 20151123-0118646 Register's Office for Davidson County, Tennessee, dated November 19, 2015 and recorded on November 23, 2015. (Value of consideration shown in aforementioned deed $130,000.00.)

Being a portion of the same property conveyed to RK Urban Development, LLC, a Tennessee Limited Liability Company by Warranty deed from C & H Properties, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20160128-0008305 Register's Office for Davidson County, Tennessee, dated January 25, 2016 and recorded on January 28, 2016. (Value of consideration shown in aforementioned deed $280,000.00.)

Being also known as 1723A Nubell Street Nashville, Tennessee 37208.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, her heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 21st day of **June, 2017**.

RK URBAN DEVELOPMENT, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, RK URBAN DEVELOPMENT, LLC,A TENNESSEE LIMITED LIABILITY COMPANY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that it executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 21st day of **June, 2017**.

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC

My commission expires: 11-5-18

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The actual consideration or value, whichever is greater, for this transfer is $272,900.00 ~~$270,900.00~~.

AFFIANT

Sworn to and subscribed to before me this 21st day of **June, 2017**.

NOTARY PUBLIC

My commission expires: 6/19/18

Emily Kornbau State of Tennessee Notary Public Sumner County My Commission Expires June 19, 2018