BILL GARRETT, Davidson County
Trans:T20170065388 DEEDWARR
Recvd: 07/31/17 11:53 2 pgs
Fees:13.00 Taxes:814.00
20170731-0077328

WARRANTY DEED

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of July, 2017

Notary Public

MY COMMISSION EXPIRES: 2-29-2020

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Title & Escrow, LLC, 1646 Westgate Circle, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kirkland Financial LLC, a Tennessee limited liability company	Kirkland Financial LLC, a Tennessee limited liability company	164030A04900CO
(NAME)	(NAME)	
300 Business Park Circle, Suite 500	300 Business Park Circle, Suite 500	164030A05000CO
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Goodlettsville, TN 37072	164030A05100CO **
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Kevin Hyneman Companies, Inc,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Kirkland Financial LLC, a Tennessee limited liability company,** hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being all of lots 49, 50, 51 and 52, on the final Plat of Rolling Hills Subdivision of record in Instrument No. 20161109-0118395, reference here made for a more particular description of said property.

Being part of the same property conveyed to Kevin Hyneman Companies, Inc by Quitclaim Deed from Fusion Worldwide, LLC recorded on August 4, 2016, of record in Instrument No. 20160804-0080867, Register's Office for Davidson County, Tennessee.

** and Parcel 164030A05200CO
THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☑

This is improved ☐ property, known as Lots 49-52 Rolling Hills, Antioch, TN 37013
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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/our hands this 28th day of July, 2017.

KEVIN HYNEMAN COMPANIES, INC

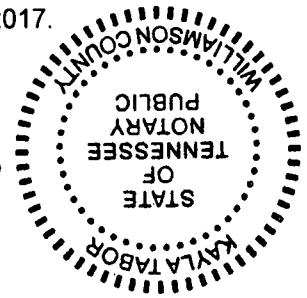
J Trent Lehman
Authorized Agent

State of Tennessee
County of Williamson

Personally appeared before me, a notary public in and for the state and county aforementioned, J. Trent Lehman with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Authorized Agent of Kevin Hyneman Companies, Inc and that he as such Authorized Agent executed the foregoing instrument for purposes therein contained, by signing the name of the entity by himself as Authorized Agent.

WITNESS my hand and seal this 28th day of July, 2017.

Notary Public
My Commission Expires: 4-22-2020



File No.: 12238