BILL GARRETT, Davidson County
Trans: T20170066796 DEEDWARR
Recvd: 08/03/17 10:03 2 pgs
Fees: 13.00 Taxes: 2349.50

20170803-0079118

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $635,000.00.

LARRY A. ROCCONI, JR.
STATE AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS 1st day of August, 2017.

NOTARY PUBLIC

My commission expires: 4/15/20

STATE OF TENNESSEE NOTARY PUBLIC MONTGOMERY COUNTY

THIS INSTRUMENT PREPARED BY

Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Todd Halliday (NAME)	Todd Halliday (NAME)	p/o 10402016300
3116 Belwood Street (ADDRESS)	2523 Wilma Rudolph Blvd (ADDRESS)	
Nashville, TN 37203	Clarksville TN 37040	

Warranty Deed

For and in Consideration of the sum of $635,000.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **Revive Development, LLC,** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Todd Halliday**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit "A" on 3114 Belwood Cottages, a Townhouse Planned Unit Development (Horizontal Property Regime with Private Elements) as established under Declaration of Protective Covenants Conditions and Restrictions for 3114 Belwood Cottages, a Townhouse Planned Unit Development, Horizontal Property Regime with Private Elements, as set out in Instrument No. 20170425-0040485, Register of Deeds Office for Davidson County, Tennessee, to which reference is hereby made to plat for a more comprehensive and binding description.

Being part of the same property conveyed to Revive Development, LLC by deed from M. Shannon Paty, unmarried, dated 02/27/2015, of record in Instrument No. 20150304-0018704, said Register's Office.

This property is __unimproved _X_improved property known as: 3116 Belwood Street, Nashville, TN 37203.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his 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 any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office

of the Register of Deeds where the real property is situated.

Witness our hands this 1st day of August, 2017.

Revive Development, LLC

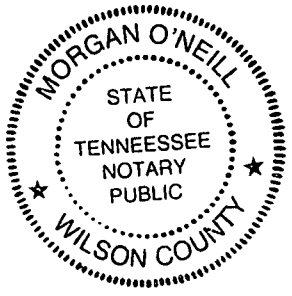
BY: _____ Managing Member
Russell E. Parrish, Managing Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared Russell E. Parrish, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged such person to be Managing Member of Revive Development, LLC, the within named bargainor, a limited liability company, and that such Managing Member executed the foregoing instrument for the purposes therein contained, by personally signing the name of the Revive Development, LLC as Mangining Member.

Witness my hand and official seal, at office, on this the 1st day of August, 2017.

_____
Notary Public
My commission expires: 3-27-18



After Recording Return to:
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122