Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #17-1280

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned James Scott Reynolds, unmarried, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Property Owner 3, LLC, a Delaware limited liability company, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being all of Lot No. 192, on the Final Plat, Old Hickory Hills, Phase Two-Section Three, as shown by plat appearing of record in Instrument No. 20040420-0044507, of the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete details of said lot.

Being the same property conveyed to James Scott Reynolds by Special Warranty Deed from The Bank of New York Mellon FKA The Bank of New York, as trustee for the certificate holders of Cwalt, Inc., Alternative Loan Trust 2004-29CB, Mortgage Pass-Through Certificates, Series 2004-29CB, dated May 14, 2012, of record in Instrument No. 20120521-0043879, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 8245 Ramstone Way, Antioch, TN 37013.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 10th day of August, 2017.

James Scott Reynolds

James Scott Reynolds

BILL GARRETT, Davidson County
Trans: T20170077950 DEEDWARR
Recvd: 09/06/17 11:09 2 pgs
Fees: 13.00 Taxes: 748.33

20170906-0091562

State of ~~Tennessee~~ Kentucky)
County of Fayette)

On this 10 day of August, 2017, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named James Scott Reynolds, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 10-14-17

OFFICIAL SEAL
EMILY HUOT
NOTARY PUBLIC - KENTUCKY
STATE-AT-LARGE
My Comm. Expires 10-14-17

State of Kentucky)
County of Fayette)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 202,250.00.

James Scott Reynolds
Affiant

Sworn and subscribed before me on this the 10 day of August, 2017.

Notary Public

My Commission Expires: 10-14-17

OFFICIAL SEAL
EMILY HUOT
NOTARY PUBLIC - KENTUCKY
STATE-AT-LARGE
My Comm. Expires 10-14-17

REALTY TITLE & ESCROW CO.
6525 Quail Hollow Ste. 115
Memphis, TN 38120
17110324
TRIBECA NO. 234129

NEW OWNER:
Property Owner 3, LLC
P.O. Box 4090
Scottsdale, AZ 85261

RESPONSIBLE FOR TAX PAYMENT:
Property Owner 3, LLC
P.O. Box 4090
Scottsdale, AZ 85261

TAX MAP-PARCEL #:
182-06-0A-197.00