Bill Garrett Davidson County
Batch# 4116 DEEDWARR
09/25/2017 01:07:21 PM 3 pgs
Fees: $18.00 Taxes: $825.38
20170925-0097933

This Instrument Prepared By and Returned To:	I hereby swear or affirm that the actual consideration for this transfer, or the value of the Premises, whichever is greater, is **$223,077.00** which is equal to or greater than the amount the Premises would command at a fair and voluntary sale.
Concord Title 3000 Meridian Blvd. Ste. 140 Franklin, TN 37067 File No. 20170291	Kerrie Williams Affiant Sworn to and subscribed before me this 20th day of September, 2017. T. P. ROSCARS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Notary Public My Commission Expires: 5/6/19
After Recording Return To The Above.	

WARRANTY DEED

THIS INDENTURE, made this 20th day of September, 2017, among:

MUSIC CITY HOLDINGS, LLC

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantor**")

AND

NASHVILLE REDEFINED, LLC

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantee**").

WITNESSETH:

THAT the Grantor, for and in consideration of $10.00 Dollars and other good and valuable consideration, paid in hand, the receipt and sufficiency of which is hereby acknowledged, does grant, bargain, sell, transfer, convey and set over unto Grantee the following described real property hereinafter referred to as the "Premises".

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Geneiva Heights Subdivision of record in Plat Book 2083, Page 65, 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 the same property conveyed to Floyd Jones and wife, Dorothy Jones by Warranty deed from Charles A. Wheeler and wife, Alice Thorne Wheeler of record in Book 2283, page 389, Register's Office for Davidson County, Tennessee, dated June 25, 1954 and recorded on June 28, 1954. (Value or consideration shown in aforementioned deed $11950.00.) Being also known as 1608 Berrywood Road Nashville, Tennessee 37216.

Being the same property conveyed to Music City Holdings LLC, by deed from Floyd Jones, and Wife Dorothy Jones, Deceased of record in Instrument No. 20170925-0097932 **Register's Office for Davidson County, Tennessee, dated _____ and recorded on _____. (Value of consideration shown in aforementioned deed $_____.) Being also known as 1608 Berrywood Road Nashville, Tennessee 37216.**

Being the same property conveyed to Nashville Redefined, LLC, by deed from Music City Holdings LLC, of record in Instrument No. *_____ Register's Office for Davidson County, Tennessee, dated _____ and recorded on _____. (Value of consideration shown in aforementioned deed $_____.) Being also known as 1608 Berrywood Road Nashville, Tennessee 37216. *20170925-0097933

TOGETHER WITH AND SUBJECT TO all hereditaments and appurtenances deriving therefrom or appertaining thereto including, without limitation, matters filed for record with the aforesaid Register's Office and/or shown on plats or maps of same, if any; further releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE Premises by the Grantee, their heirs and assigns forever.

SUBJECT TO all applicable restrictions, easements, agreements, notations, setback lines and/or matters affecting the Premises filed for record in the aforesaid Register's Office.

FURTHERMORE, the Grantor hereby covenants with Grantee that they are lawfully seized in "fee simple" of the Premises, have full power, authority and right to convey the same; that the Premises are free from all liens, other than those described above and property taxes for the current year, which shall be prorated between the parties on the date title to the Premises is transferred to Grantee, the payment of which shall be the responsibility of Grantee; and that Grantor will forever warrant and defend the Premises and title thereto against lawful claims of **ALL PERSONS WHOMSOEVER.**

THE SOURCE of the above description is derived from the previous deed of record, no boundary survey having been made at the time of this conveyance.

WHENEVER in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS, WHEREOF the undersigned have executed this instrument on the date first above written.

Music City Holdings, LLC

BY: _____

Mat Farmer

ITS: President

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, Mat Farmer, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that such person is the President of Music City Holdings LLC.

Witness my hand and official seal this 20th day of September, 2017.

_____
Notary Public
My Commission Expires: 5/6/19

T. P. BOSHEARS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Owner Name & Property Address:

Name: Nashville Redefined LLC
Address: 1608 Berrywood Road
City, State, Zip: Nashville, TN 37216

Responsible Party For Taxes:

Name: Nashville Redefined LLC
Address: 1608 Berrywood Road
City, State, Zip: Nashville, TN 37216

* Mailing Address
1647 Highfield LN
Brentwood TN 37027

Tax ID: 07208009100