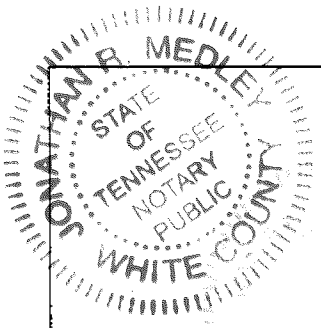
Bill Garrett Davidson County
Batch# 51532 DEEDWARR
01/25/2018 11:04:30 AM 3 pgs
Fees: $18.00 Taxes: $4,255.00
20180125-0007833



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $1,150,000.00.

Affiant

Subscribed and sworn to before me, this 23rd day of January, 2018.

Notary Public

My commission expires: 11/19/2018

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Robert L. Clement and Terri Clement		117-08-0-104.00
3405 Belmont Blvd	New owners	
Nashville, TN 37215		

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Beverly J. Miller

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Robert L. Clement and Terri Clement, husband and wife

(hereinafter called the "Grantee"), his 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 Lot No. 3 on the Plan of The North Part of Noel's Subdivision of Watkins Grove, of record in Plat Book 547, Page 156, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Fronting 226 feet on a curve in the Westerly margin of Belmont Boulevard and running back 385 feet on the Northerly side line and 280 feet on the Southerly side line to a rear line.

Being the same property conveyed to Beverly J. Miller by Warranty deed from Jack Music, Inc. (and now known as ClementVision, Inc.), a Tennessee corporation of record in Instrument No. 20140714-0061507 Register's Office for Davidson County, Tennessee..

This is improved property known as **3405 Belmont Blvd, Nashville, TN 37215.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 23rd day of January, 2018.

Beverly J. Miller

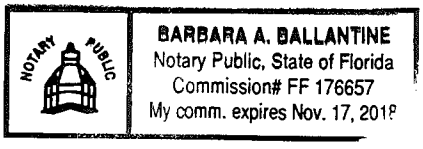
Florida
STATE OF TENNESSEE
COUNTY OF Lee

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Beverly J. Miller, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 23rd day of January, 2018.

Barbara A. Ballantine
Notary Public
My Commission Expires: Nov. 17, 2018

SolomonParks File No. 10170272



TRUE COPY CERTIFICATION

I, Jonathan R Medley, do herby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached documents tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, Barbara T. Hodge, a notary public for this county and state, Jonathan R. Medley who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires 10/2/17

Notary's Seal

BARBARA T. HODGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires October 2, 2017