Return to:
Von Crook
First National Financial Title Services, Inc.
120 Interstate North Parkway, Suite # 108
Atlanta, GA 30339
770-916-4347 25i706 D57NY-A

Bill Garrett Davidson County
Batch# 88247 DEEDWARR
05/04/2018 11:45:10 AM 4 pgs
Fees: $23.00 Taxes: $5,550.00

20180504-0042796

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Hickory Hollow Neighbor, LLC 3841 Green Hills Village Drive Suite 400 Nashville, TN 37215	163 00 2 237.00	Same
This instrument prepared by: Elwood H. Camp, III, Attorney at Law 3841 Green Hills Village Drive, Suite 400, Nashville, TN 37215		

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, APPALACHIAN LAND & LEASING COMPANY, LLC, a Florida limited liability company (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to HICKORY HOLLOW NEIGHBOR, LLC, a Delaware limited liability company (the "Grantee"), Grantee's successors and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

This is improved property, known as 5270 Hickory Hollow Parkway, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD said Property, together with the appurtenances, hereditaments, estate, title, and interest thereto belonging to the Grantee, Grantee's successors and assigns, forever.

GRANTOR COVENANTS with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except for ad valorem real estate taxes for the year 2018 which are a lien not yet due and payable, and easements of record. Grantor further covenants and binds herself and her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 24 day of April, 2018.

APPALACHIAN LAND & LEASING COMPANY, LLC, a Florida limited liability company

By: _____
Theresa Hammonds-Johnson, Managing Member

STATE OF Kentucky)
COUNTY OF Fayette)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Theresa Hammonds-Johnson, the Managing Member of Appalachian Land & Leasing Company, LLC, 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.

Witness my hand and seal, at office in Lexington, Kentucky, this the 24 day of April, 2018.

_____
Notary Public

My Commission expires: 1-12-2021

4846-4189-0088.2

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of the property transferred (whichever is greater) is $1,500,000.00.

Grantee

Sworn to and subscribed before me,
this 25th day of April, 2018.

NOTARY PUBLIC
My commission expires:

MICHELLE MARIE MOFFETT
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 1-24-2021

EXHIBIT A

Being a certain parcel of land in the First Civil District of Davidson County, Tennessee, further being Lot 1 on the Resubdivision of Lot F-2 of the Second Revision Section Two of Hickory Hollow Mall, a plat of which is of record in Book 6900, page 988, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more accurate description.

Together with a non-exclusive easement over the Common Areas as contained in Declaration of Protective Covenants for Hickory Hollow recorded in Book 5125, page 769, as amended and restated, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Appalachian Land & Leasing Company, LLC by deed of record in Instrument #201601290009079, Register's Office for Davidson County, Tennessee.