Bill Garrett Davidson County
Batch# 88843 DEEDWARR
05/04/2018 02:14:30 PM 3 pgs
Fees: $18.00 Taxes: $1,807.28
20180504-0042946

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $488,454.00

Hana Park
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF May, 2018

Notary Public

MY COMMISSION EXPIRES: 8/10/2020
(AFFIX SEAL)

CHERYL ANGELA FOLLIO
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY
My Commission Expires 8/10/2020

MST 2017-1207

THIS INSTRUMENT WAS PREPARED BY: AND RETURN TO:
James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Natalie M. Little and Dustin C. Little	Churchill Mortgage Corporation	081-08-2W-003.00-CO
(NAME) 1816 C 6th Avenue North	(NAME) 761 Old Hickory Blvd., Ste 400	
(ADDRESS) Nashville, TN 37208	(ADDRESS) Brentwood TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Rue 6, LLC, a Tennessee limited liability company,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Dustin C. Little and Natalie M. Little, Husband and Wife,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 1816 C as shown on the Plan of Rue 6 Townhomes, attached as Exhibit " A" to the Declaration of Covenants, Conditions and Restrictions for Rue 6 Townhomes, a Horizontal Property Regime with Private Elements (a Planned Unit Development), of record in Instrument Number 20161202-0126831 and amended in Instrument No. 20161213-0130750 and amended in Instrument No. 20180420-0037556, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to Rue 6, LLC by Warranty Deed from Bravo Two, LLC of record in Instrument No. 20161214-0131292 Register's Office for Davidson County, Tennessee, dated December 12, 2016 and recorded on December 14, 2016.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, Subject to all matters shown on the Plan of record in Plat Book 21, Page 105, Register's Office for Davidson County, Tennessee. Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Declaration of Covenants, Conditions and Restrictions for Rue 6 Townhomes, a Horizontal Property Regime with Private Elements (a Planned Unit Development), with By-Laws of Rue 6 Townhomes Owners Association, Inc. appended thereto, of record in Instrument Number 20161202-0126831 and amended in Instrument No. 20161213-0130750 and amended in Instrument No. 20180420-0037556, Register's Office for Davidson County, Tennessee. Subject to all matters shown on the Plan attached as Exhibit "A" to the Declaration of Covenants, Conditions and Restrictions for Rue 6 Townhomes, a Horizontal Property Regime with Private Elements (a Planned Unit Development), of record in Instrument Number 20161202-0126831, Register's Office for Davidson County, Tennessee. Rights and easements of adjoining landowners in and to any party wall(s) located on the insured parcel. Subject to rights of others in and to the common areas and/or elements.

This property, known as 1816 C 6th Avenue North, Nashville, TN 37208

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 my/our hand(s) this 4th DAY OF May, 2018.

Rue 6, LLC

BY: Yvette Meldrum, Authorized Agent

Yvette Meldrum, Authorized Agent

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Yvette Meldrum, Authorized Agent, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing instrument are true of his/her own knowledge, and who, upon oath, acknowledged himself/herself to be the Authorized Agent of the maker, and that s/he, acting in such capacity, and authorized so to do, executed the foregoing instrument in behalf of the maker, for the purposes therein contained.

Witness my hand and official seal at office, this 4th day of May, 2018.

Notary Public

My commission expires: 5-30-21

CHERIE FRANKLIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 05-30-2021

True Copy Certification

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

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019