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THIS INSTRUMENT PREPARED BY: ***Douglas A. Brace, Reg. #3485*** ***ORTALE KELLEY*** 330 Commerce Street, Suite 110 *Nashville, TN 37201* *(615) 256-9999* *FILE NO. 31518* Bill Garrett Davidson County Batch# 91500 **DEEDWARR** 05/14/2018 12:26:59 PM 3 pgs Fees: $18.00 Taxes: $1,332.00 20180514-0045889	*STATE OF TENNESSEE]* *COUNTY OF DAVIDSON]* *The actual consideration or value, whichever is greater, for this transfer is $360,000.00.* *Affiant* *SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF MAY, 2018.* *Notary Public* *My commission expires:* 11/3/2021

Name and Address of New Owner:

The Baird Graham Company, L.L.C.
Po Box 150645
Nashville, TN 37215

TESIREE D. MAXWELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Send Tax Bills To:

The Baird Graham Company, L.L.C.
Po Box 150645
Nashville, TN 37215

Street Address of Subject Property:	**Map and Parcel:**
400 Glen West Drive Nashville, TN 37215	117-15-OG-001.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **ROBERT M. DIMICK, an unmarried man**, hereinafter called "**GRANTOR,**" has bargained and sold, and by these presents does transfer and convey unto **THE BAIRD GRAHAM COMPANY, L.L.C., a Tennessee limited liability company**, hereinafter called "**GRANTEE,**" its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of The Glen Echo, First Revision, of record as Instrument No. 20071102-0129357 in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Robert M. Dimick by Warranty Deed from Bob Haley, a married man, of record as Instrument No. 20080528-0054322 in the Register's Office for Davidson County, Tennessee.

This is unimproved property known as 400 Glen West Drive, Nashville, TN 37215.

The conveyance of the above described parcel of land is subject to the following:

1. Metropolitan Nashville/Davidson County Taxes for the year 2018 which have been prorated between the parties and assumed by Grantee.

2. Matters shown on Plan of Glen Echo, First Revision, of record as Instrument No. 20071102-0129357 in the Register's Office for Davidson County, Tennessee.

3. Matters shown on the Plan of record in Book 1424, page 52, in said Register's Office.

4. Restrictive Covenants contained in instruments of record in Book 1577, page 467, and Book 1577, page 469, in said Register's Office.

5. Declaration of Covenants, Conditions and Restrictions for The Glen Echo Subdivision, including, but not limited to easements, assessments, special assessments, charges and liens, contained in instruments of record as Instrument No. 20070126-0010692, Instrument No. 20070726-0088889, Instrument No. 20080423-0041434, Instrument No. 20100126-0006580 and Instrument No. 20100407-0026268 in said Register's Office.

6. Agreement for Dedication of Easement for Storm Drainage and Appurtenances of record as Instrument No. 20060914-0114249, and re-recorded as Instrument No. 20060920-0116504 in said Register's Office.

7. Stormwater Detention Agreement(s) of record as Instrument No. 20060920-0116531, Instrument No. 20061017-0128854 and Instrument No. 20070312-0029675 in said Register's Office.

8. Assignment and Assumption Agreement of record as Instrument No. 20091221-0115873 in said Register's Office.

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, its successors and assigns, forever;

and Grantor does covenant 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, unless otherwise herein set out; and Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the Grantee, its successors 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 hand this 11th day of May, 2018.

Robert M. Dimick

ROBERT M. DIMICK

By: W. David Sullivan

W. DAVID SULLIVAN, his attorney-in-fact

His Attorney in Fact

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named W. DAVID SULLIVAN, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the within instrument as Attorney-in-Fact for ROBERT M. DIMICK, as the free act and deed of the within named ROBERT M. DIMICK.

WITNESS my hand and seal at office, the day and year first above written.

Rubye Rainey

NOTARY PUBLIC

RUBYE RAINEY
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES AUGUST 27, 2019

My commission expires: 8-27-2019

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