Bill Garrett Davidson County
Batch# 95755 DEEDWARR
05/23/2018 11:35:08 AM 2 pgs
Fees: $13.00 Taxes: $939.80
20180523-0049355

Record and Return Realty Title & Escrow Company, Inc. 6525 N. Quail Hollow Rd. #115 Memphis, TN 38120 P: (901) 260-4055 RT File No.: 18110141 TG No.: 6926923 Tribeca No.: 275356 (Notary Stamp)	**STATE OF TENNESSEE** **COUNTY OF SHELBY** The actual consideration or value, whichever is greater, for this transfer is $254,000.00. Affiant Subscribed and sworn to before me, this 18th day of May 2018. Notary Public My commission expires: 9/29/21

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
415 Main Street, Franklin, TN 37064

MICHELLE W. LOCKE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Property Owner 6, LLC	Same	**150-16-0A-042.00-CO**
PO Box 4090		
Scottsdale, AZ 85261		

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,

Laurie Combs, a single woman

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

Property Owner 6, LLC, a Delaware Limited Liability Company

(hereinafter called the "Grantee"), its 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. 125 on the Plan of Final Plat, Section One, Windhaven Shores, "A Cluster Lot Subdivision" of record in Plat at Instrument No. 20030219-0021779, 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 Laurie Combs by Quitclaim deed from Edward Clay Morgan, III of record in Instrument No. 20180405-0032172 Register's Office for Davidson County, Tennessee, dated March 16, 2018 and recorded on April 05, 2018.

Being the same property conveyed to Laurie Combs, unmarried by Warranty deed from T.F. Homes, LLC of record in Instrument No. 20040114-0006012 Register's Office for Davidson County, Tennessee, dated January 06, 2004 and recorded on January 14, 2004.

This is **improved** property known as **2720 Windcrest Trail, Antioch, TN 37013.**

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 Grantees, their heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that she 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 herself, her heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its 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 18th day of May 2018.

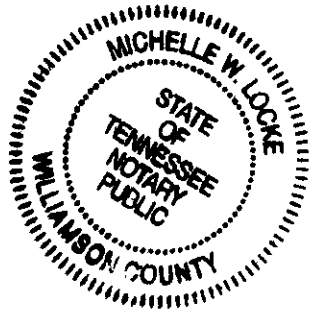
Laurie Combs

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, Laurie Combs, 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 18th day of May 2018.

Notary Public
My Commission Expires: 9/29/21



SolomonParks File No. 18-001160-525