Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

The actual consideration or value, whichever is greater, for this transfer is ~~$526,000.00~~ 539,900.00

Affiant

Subscribed and sworn to before me, this 25th day of May, 2018.

Notary Public
My commission expires: 1-24-22

AMY MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Bill Garrett Davidson County
Batch# 100722 DEEDWARR
06/05/2018 01:59:46 PM 2 pgs
Fees: $13.00 Taxes: $1,997.63

20180605-0053829

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| William E. Brock, V<br>1413 B Riverside Drive<br>Nashville, TN 37206 | Reliant Bank<br>105 Continental PL #300<br>Brentwood TN 37027 | 083-03-2D-002.00-CO |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Profile & Principle, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **William E. Brock, V and Morgan Loftin Brock,** husband & wife hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit B, as shown on the plan entitled Declaration of Covenants, Conditions and Restrictions for 1413 Riverside Drive Townhomes, A Horizontal Property Regime with Private Elements, of record in Instrument No. 20170516-0048588 as corrected by instrument of record as Instrument No. 20170530-0053099, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to Profile & Principle, LLC, a Tennessee limited liability company, by Warranty Deed from John Markham and Paula Markham, as tenants in common with right of survivorship, of record in Instrument No. 20170426-0040808, dated April 24, 2017, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as **1413 B Riverside Drive, Nashville, TN 37206.** This conveyance is subject to the following: (1) All matters appearing on the Plan of record in Instrument No. 20170516-0048588 as corrected by instrument of record as Instrument No. 20170530-0053099; (2) Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for 1413 Riverside Drive Townhomes of record in Instrument No. 20170516-0048588 as corrected by instrument of record as Instrument No. 20170530-0053099, but omitting any covenant, condition, or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United State Code, or (b) relates to handicap but does not discriminate against handicapped persons; (3) All matters appearing on the Plan of record in Book 547, Page 137; All of record in the Register's Office for Davidson County, Tennessee.

2030

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this the 25th day of May, 2018.

Profile & Principle, LLC, a
Tennessee limited liability company

By: _____
Robert K. Butler
Its: Managing Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Robert K. Butler, Managing Member of Profile & Principle, LLC,** the within named bargainor, **a Tennessee limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such Managing Member.

Witness my hand and official seal at Brentwood, Tennessee, this the 25th day of May, 2018.

_____
Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My Commission expires: 9/5/2021

FILE NO: 2018055831