STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$185,000.00** (One Hundred Eighty Five Thousand).

AFFIANT

Subscribed to and sworn before me this 8th day of June, 2018.

NOTARY PUBLIC MY COMMISSION EXPIRES:

JEFFREY M. GRISSIM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires SEPT. 7, 2020 (NOTARY SEAL)

Bill Garrett Davidson County
Batch# 103306 **DEEDWARR**
06/12/2018 10:26:28 AM 2 pgs
Fees: $13.00 Taxes: $684.50

20180612-0056245

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
1222 17th Avenue South, Nashville, TN. 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
David Knudtson 2108 Creighton Avenue Nashville, TN 37206	SAME AS NEW OWNER	13405000800

WARRANTY DEED

FOR AND IN 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, I/WE, **CARP PROPERTIES, LLC, a Tennessee limited liability company,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **DAVID KNUDTSON,** 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 TO WIT:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Mill Creek Subdivision of record in Book 1424, Page 8, Register's Office for said County.

Said Lot No. 8 fronts 56 feet on the Northeasterly margin of Antioch Pike and runs back between lines measuring 178.3 feet on the Southeasterly line and 178.1 feet on the Northwesterly line to a line in the rear on which it measures 56 feet.

Being the same property conveyed to CARP Properties, LLC, a Tennessee limited liability company, by deed from Wal-Drex, Incorporated, a Tennessee corporation, of record in Instrument No. 20170105-0001131, dated December 21, 2016 and recorded January 5, 2017, Register's Office for Davidson County, Tennessee.

Being also known as 1146 Antioch Pike, Nashville, Tennessee 37211.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(**X**) IMPROVED ( ) UNIMPROVED	Property known as: **1146 ANTIOCH PIKE** **NASHVILLE, TN 37211**

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, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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, this 8th day of June, 2018

CARP Properties, LLC

BY: _____
Charles Wallace, Member

BY: _____
Robert M. Drexler, Jr., Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 8th day of June, 2018, before me, the undersigned, a Notary Public in and for said County and State, personally appeared, **Charles Wallace**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged to me that he is one on the members of CARP Properties, LLC, a member-managed Tennessee Limited Liability Company, and that he, being authorized so to do, executed the within instrument for the purposes therein contained on behalf of the said CARP Properties, LLC, by signing his name as such member.

Witness my hand and official seal on this the 8th day of June, 2018.

_____
Notary Public

Commission Expires: _____

JEFFREY M. GRISSIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 7, 2020

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 8th day of June, 2018, before me, the undersigned, a Notary Public in and for said County and State, personally appeared, **Robert M. Drexler, Jr.**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged to me that he is one on the members of CARP Properties, LLC, a member-managed Tennessee Limited Liability Company, and that he, being authorized so to do, executed the within instrument for the purposes therein contained on behalf of the said CARP Properties, LLC, by signing his name as such member.

Witness my hand and official seal on this the 8th day of June, 2018.

_____
Notary Public

Commission Expires: _____

JEFFREY M. GRISSIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT 7, 2020