WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SHELBY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 13th day of June, 2018.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

LINDA A. GRAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXP. SEPT. 16, 2018

Return To:
Realty Title & Escrow Co., Inc.
6525 Quail Hollow Rd., Suite 115
Memphis, Tennessee 38120
RT No. 18110264
FNTG 7010116
Tribeca No. 277802

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Green Hills , 30 Burton Hills, Suite 210, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Property Owner 6, LLC	Property Owner 6, LLC	149 09 0 247.00
(NAME)	(NAME)	
P.O. Box 4090	P.O. Box 4090	
(ADDRESS)	(ADDRESS)	
Scottsdale, AZ 85261	Scottsdale, AZ 85261	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Two Hundred Twenty Thousand And No/100 Dollars ($220,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **William I. Johnson, Jr., an unmarried man**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Property Owner 6, LLC, a Delaware Limited Liability Company**, 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 Lot No. 5 on the Plan of Section One, Hunters Run of record in Plat Book 9700, page 341, 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 William I. Johnson, Jr., unmarried by Warranty Deed from Butler Construction, LLC dated August 11, 1998 and recorded August 14, 1998 in Book 11066, Page 975, in said Register's Office for Davidson County, Tennessee.

Being the same property conveyed to William I. Johnson, Jr. and wife, Tewanna R. Johnson by Quit Claim Deed from William I. Johnson, Jr., unmarried dated July 19, 2000 and recorded August 4, 2000 as Instrument No. 200008040077527, in said Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to William I. Johnson, Jr., unmarried by Quit Claim Deed from Tewanna R. Johnson nka Tewanna R. Cleveland, an unmarried woman dated January 17, 2013 and recorded January 23, 2013 as Instrument No. 201301230007533, in said Register's Office for Davidson County, Tennessee.

Bill Garrett Davidson County
Batch# 104596 **DEEDWARR**
06/14/2018 10:27:23 AM 2 pgs
Fees: $13.00 Taxes: $814.00

20180614-0057118

File Number: GRN-184126SSO

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 1208 Newlodge Court, Antioch, TN 37013

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, has 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 our hands this 15 day of June, 2018

William I. Johnson, Jr.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named William I. Johnson, Jr., an unmarried man, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 15th of June, 2018.

Notary Public

My Commission Expires:

(SEAL)

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 6, 2020

File Number: GRN-184126SSO