THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 34338-06-2018**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $4,300,000.00. Affiant Subscribed and sworn to before me this 28th day of June 2018. Notary Public My Commission Expires: 1-8-19

PREPARED BY: BANKERS TITLE & ESCROW CORP. 3310 WEST END AVE. TN 37203 RETURN TO

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019 GRACEY PERRY

WARRANTY DEED

Address New Owner: **Nashville Northumberland Trust** **21 Northumberland** **Nashville, TN 37215**	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 130 12 0 A 011 00CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **George E. Mudter, Jr., Trustee of the 21 Northumberland Trust under agreement dated June 5, 2018,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **H. Asbury, Trustee of Nashville Northumberland Trust u/a/d June 28, 2018** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 21 Northumberland, Nashville, TN 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Bill Garrett Davidson County
Batch# 110913 DEEDWARR
06/29/2018 11:20:40 AM 3 pgs
Fees: $18.00 Taxes: $15,910.00

20180629-0063097

IN WITNESS WHEREOF, Grantor has executed this instrument on the 28th day of June, 2018.

George E. Mudter, Jr., Trustee of the 21 Northumberland Trust

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, George E. Mudter, Jr., Trustee of the 21 Northumberland Trust, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 28 day of June, 2018

ASHLEY HART
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 6, 2019

Notary Public

My Commission Expires:

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 11 on the Plan of Northumberland, as of record in Plat Book 6250, pages 128 and 129, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to George E. Mudter, Jr., Trustee of the 21 Northumberland Trust under agreement dated June 5, 2018 by Quitclaim Deed dated June 5, 2018 from Arnold Tackett, Co-Trustee of the Revocable Trust Agreement of Lyle Finley dated May 18, 2007, as amended by Amendment to Revocable Trust Agreement of Lyle Finley dated August 26, 2014 of record in In Instrument No. 20180605-0053884, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2018, which have been prorated and assumed by Grantee. Map and Parcel No. 130 12 0 A 011 00CO.
2. Declaration of Covenants, Conditions By-Laws and Restrictions for Northumberland, of record in Book 6377, page 18, re-recorded in Book 6545, page 799, amended in Book 7663, page 468, Book 8919, page 45, Book 8990, page 50, Book 11298, page 935, Instrument No. 20010629-0068967, Register's Office for Davidson County, Tennessee.
3. All matters appearing on the Plan of record as Book 6250, pages 128 and 129, Register's Office for Davidson County, Tennessee.
4. All matters appearing on the Plan of record as Book 1130, page 7, Register's Office for Davidson County, Tennessee.
5. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 6434, page 786 and Book 6548, page 98, Register's Office for Davidson County, Tennessee.
6. Easement of record in Book 1181, page 486, Register's Office for Davidson County, Tennessee.
7. Easement for waterline of record in Book 1108, page 379, Register's Office for Davidson County, Tennessee.
8. Easement granted to Nashville Electric Service of record in Book 2296, page 303, Register's Office for Davidson County, Tennessee.
9. Easement contained in the Deed of record in Book 6513, page 884, Register's Office for Davidson County, Tennessee.