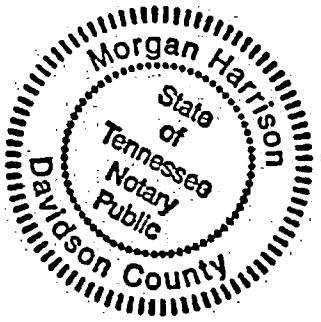
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $722,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 23 DAY OF JULY, 2018.

Morgan Harrison
Notary Public

MY COMMISSION EXPIRES: 11-08-2021
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert J. Krayn and Annette Lo	JPMorgan Chase Bank NA	
(NAME) 1029 Cheatham Place	(NAME) 700 Kansas Lane	081-16-0-150.00
(ADDRESS) Nashille, TN 37208	(ADDRESS) Monroe, LA 71203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, NASHVILLE MO, LLC, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT J. KRAYN AND ANNETTE LO, TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land lying in Davidson County, Tennessee and being more particularly described as follows, to wit:

Being parts of Lot Nos. 95 and 96, in McGavock Wetmore and Others Addition to Nashville called the Town of McGavock, plat of record in Book 21, Page 23, Register's Office of Davidson County, Tennessee, described as follows:

Beginning at the Southwest corner of Cheatham Street and an alley, being the Northeast corner of said Lot No. 96, running thence with the Western margin of said alley, Southerly 100 feet, more or less, to an alley about 10 feet wide; thence at right angles to the last line and along the Northern margin of said 10 foot alley, 50 feet; thence at right angles and on a line parallel with the first named alley, Northerly 85 feet, more or less, to Cheatham Street; thence with the Southern margin of Cheatham Street Easterly 51 feet 4 inches, more or less, to the beginning.

Being a portion of the same property conveyed to Nashville MO, LLC by Warranty deed from PFOX, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20171002-0100207 Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 1029 Cheatham Place, Nashille, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Bill Garrett Davidson County
Batch# 119562 DEEDWARR
07/24/2018 09:23:30 AM 3 pgs
Fees: $18.00 Taxes: $2,671.40
20180724-0071933
20180724007193 3

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, 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 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 my hand this 19th day of July, 2018

NASHVILLE MO, LLC

BY: THE GRANDE LEGACY PHASE II, LLC.

~~MEMBER~~

BY: _____

DANIEL RUDA, MANAGER

STATE OF Missouri

COUNTY OF Taney

JOE DOUGLAS FAST
Notary Public, Notary Seal
State of Missouri
Taney County
Commission # 14064198
My Commission Expires 07-27-2022

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Daniel Ruda, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be a Manager of The Grande Legacy Phase II, LLC, which is a Member of Nashville MO, LLC, the within named bargainor, a limited liability company, and that he as such Manager of The Grande Legacy Phase II, LLC, which is a Member of Nashville MO, LLC, executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by himself as Manager of The Grande Legacy Phase II, LLC, which is a Member of Nashville MO, LLC.

Witness my hand and official seal this 19 day of July, 2018.

JOE DOUGLAS FAST
Notary Public, Notary Seal
State of Missouri
Taney County
Commission # 14064198
My Commission Expires 07-27-2022

_____
Notary Public

Certificate of Authenticity

I, John Cobb Rochford, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Dianne R. Kirby, a notary public for this county and state, John Cobb Rochford who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 09-07-21

Notary's Seal (If on paper)

DIANNE R. KIRBY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY