Bill Garrett Davidson County
Batch# 123411 **DEEDWARR**
08/01/2018 12:39:12 PM 2 pgs
Fees: $13.00 Taxes: $832.50

20180801-0075157

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00.

* Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF JULY, 2018.

Notary Public

MY COMMISSION EXPIRES: 10/3/21
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY JENNIFER D. STACEY

THIS INSTRUMENT WAS PREPARED BY
Southland Title & Escrow Co., Inc., 7101 Executive Center Drive, Suite 151, Brentwood, TN 3702

File No.: 18-06-012A

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Rock Properties LLC	Rock Properties LLC	072-11-0-091.00
(NAME) 2920 Murray Circle	(NAME) 511 Longhollow Pike	
(ADDRESS) Nashville, TN 37216	(ADDRESS) Goodlettsville, Tn 37072	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten And No/100 Dollars ($10.00), cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **BLACK JACK REAL ESTATE, LLC., A FLORIDA LIMITED LIABILITY COMPANY,** hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto **ROCK PROPERTIES, LLC, A TENNESSEE 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 a part of an unnumbered tract of land adjoining. Glenmeade Subdivision of record in Book 974, Page 32, Register's Office for Davidson County, Tennessee, and described according to a copy of a survey thereof made by Lewis D. Justice, Surveyor, July 31, 1947, as follows:

Beginning at a point in the north margin of Murray Circle 75 feet east of the southeast corner of Lot No. 46 of said Glenmeade Plan; thence northerly parallel to the easterly line of Lot No. 46 and Lot No. 50, 200 feet to a point; thence easterly 75 feet to a point; thence southerly 200 feet to the north line of Lot No. 35 of said Subdivision; thence westerly, partly along the north line of Lot No. 35 and the remaining distance along, the north margin of Murray Circle, 75 feet to the point of beginning.

Being the same property conveyed to Black Jack Real Estate, LLC, a Florida limited liability company, from Larry D. Williams and wife, Susan R. Williams by Warranty deed of record in Instrument No.

20180705-0065111 Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 2920 Murray Circle, Nashville, TN 37216
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hands this 31st day of July, 2018.

Black Jack Real Estate, LLC., a Florida Limited Liability Company

BY:
Nate Johnson, Chief Operations Officer

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Nate Johnson with whom I am personally acquainted and who upon her oath acknowledged herself to be the Chief Operations Officer of Black Jack Real Estate, LLC, the within named bargainor, a limited liability company, and that she as such Chief Operations Officer being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by the said Nate Johnson as such Chief Operations Officer.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 31st day of July, 2018.

Notary Public

My Commission Expires: 5/6/2019

(SEAL)