Karen Y Johnson Davidson County
Batch# 174171 **DEEDWARR**
12/14/2018 11:07:51 AM 3 pgs
Fees: $18.00 Taxes: $1,221.00

20181214-0121812

WARRANTY DEED

April G. Nichols State of Tennessee Notary Public Williamson County

2018-1297

State of Tennessee

County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $330,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 21st day of November, 2018.

(Affix Seal) Notary Public
My Commission Expires: 6-30-2019

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
6970 Moores Lane,
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Michael Yang 910 Sharpe Avenue Nashville, TN 37206	NEW OWNER	082040C00200CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **SB Homes, LLC, a Tennessee limited liability company**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Michael Yang, a single man**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain parcel of land located in Davidson County, State of Tennessee, and being further described as follows:

Being a certain part of the westerly 125 feet of Lot No. 2 and the westerly 125 feet of the northerly 30 feet of Lot No. 3 on the plan of Lookaway Subdivision, of record in Book 843, page 51, Register's Office for Davidson County, and being further described according to a survey by John B. Kohl, III dated August 22, 1988.

Being the same property conveyed to Brian Carpenter, SB Homes LLC from Don B. Cambron and wife, Diane T. Cambron by Warranty Deed dated August 19, 2016 and recorded August 26, 2016 by Instrument No. 201608260089253, Register's Office for Davidson County, Tennessee.

( ) unimproved
This is ( ) improved property know as 910 Sharpe Avenue, Nashville, TN 37206.

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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, 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/our hand(s) this 21st day of November, 2018

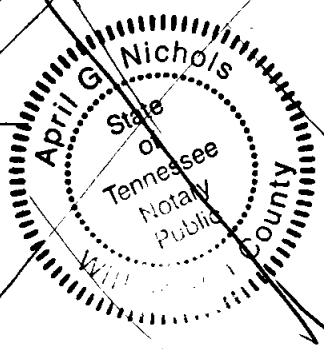
Brian Carpenter
SB Homes, LLC

State of Tennessee
County of Williamson

Personally appeared before me, April G. Nichols a Notary Public in and for said County and State, the within named Brian Carpenter, the bargainor(s), 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 and official seal, this 21st day of November, 2018.

Notary Public
My Commission Expires: 6-30-219



State of Tennessee
County of Davidson

Before me, the undersigned authority of the state and county mentioned, personally appeared Brian Campbell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Managing Member (or other officer authorized to execute the instrument) of SB Homes, LLC, the within named bargainor, and that such Managing Member or officer as such Managing Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the SB Homes, LLC, as Managing Member.

Witness my hand and seal this 21st day of November, 2018.

NOTARY SIGNATURE
Notary Expires: 6-30-2019

