Name and Address of New Owner:
Build-Eng Corp.
P O Box 610487
Bayside, NY 11361
Send Tax Bills To:
Build-Eng Corp.
P O Box 610487
Bayside, NY 11361
This Instrument Prepared By:
Steven P. Disser Esq.
Greater Nashville Title, LLC
200 Madison Street
Madison, TN 37115

Karen Johnson Davidson County
Batch# 187852 DEEDWARR
01/24/2019 11:43:30 AM 3 pgs
Fees: $18.00 Taxes: $247.90
20190124-0007002

Map & Parcel No: 147-03-0A-019 00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **CNK, LLC, a Tennessee Limited Liability Company**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Build-Eng Corp. Inc., a New York Corporation,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit B-3, of Harding Place Condominiums created under Title 66, Chapter 27, Sections 101 et seq., as amended, Tennessee Code Annotated as established by a Master Deed, of record in Book 6104, Page 725, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Harding Place Condominium of record in Book 5200, Page 571, said Register's Office, for a more complete identification and description of such unit.

Being a part of the same property conveyed to CNK, LLC, a Tennessee limited liability company by Warranty deed from Volunteer State Bank of record in Instrument No. 20140204-0009621 Register's Office for Davidson County, Tennessee, dated January 31, 2014 and recorded on February 04, 2014. (Value of consideration shown in aforementioned deed $510,000.00.)

Being also known as 441 Harding Place Apt B3 Nashville, Tennessee 37211.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Any governmental zoning and subdivision ordinances or regulations in effect thereon.

All applicable conditions, restrictions, reservations, easements, etc. as shown on recorded plat.

The accuracy of the Index Book of the said Register's Office; and any other matters which an accurate survey of the Property might disclose.

TOGETHER WITH any and all the rights, privileges, easements, improvements and appurtenances to the same belonging.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple. Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 23rd day of January, 2019.

CNK, LLC, a Tennessee Limited Liability Company

By: _____
James J. Stevens, Member

By: _____
Mary Elizabeth Stevens, Member

STATE OF TENNESSEE
COUNTY OF Putnam

Before me, Morgan Bailey of the state and county mentioned, personally appeared James J. Stevens and Mary Elizabeth Stevens, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Members of CNK, LLC, the within named bargainor, a Limited Liability Company, and that such James J. Stevens and Mary Elizabeth Stevens, as such Members, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Member.

Witness my hand and seal, at office in Cookeville, this 23rd day of January, 2019.

_____
Notary Signature

Printed Name: Morgan Bailey

My commission expires: 9-21-20

MORGAN BAILEY
STATE OF TENNESSEE NOTARY PUBLIC
PUTNAM COUNTY

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $67,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
(Affiant)

Sworn to and subscribed before me this
23rd day of January, 2019.

_____
Notary Public
My commission expires: 11/8/22
File No. 2019-127

MELISSA R SHAFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Tennessee Certification of Electronic Document

I, Steven Disser, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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, Sandy Balent, a notary public for this county and
Notary's Name

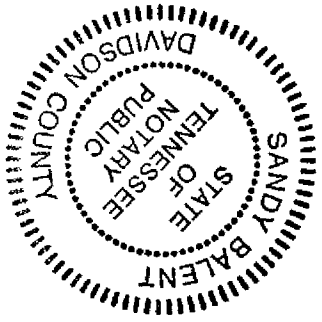
state, Steven Disser, who acknowledges that this certification of an electronic
Signer's Name

document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: 11-5-19

NOTARY'S SEAL



(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).