Karen Johnson Davidson County
Batch# 202842 DEEDWARR
03/06/2019 03:20:38 PM 2 pgs
Fees: $13.00 Taxes: $1,517.00

20190306-0020690

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$410,000.00** (Four Hundred Ten Thousand).

Brian Mitchell
AFFIANT

Subscribed to and sworn before me this 28th day of February, 2019.

Dana Delworth
NOTARY PUBLIC MY COMMISSION EXPIRES: 07/06/20

(NOTARY SEAL)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-06-20

THIS INSTRUMENT PREPARED BY
~~**AND PLEASE RETURN TO:**~~

GRISSIM TITLE & ESCROW, LLC.
1222 17th Avenue South, Nashville, TN. 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
JRM Leasing, LLC 6535 Monroe Avenue Evansville, IN 47715	new owner	092-16-0E-042.00-CO

WARRANTY DEED

FOR AND IN 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, I/WE, **MITCH GRISSIM, AN UNMARRIED MAN,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **JRM LEASING, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** HEREINAFTER CALLED THE **GRANTEE(S),** 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 Unit No. 612, together with the appurtenant interest in the common elements of The Adelicia, a condominium, a Horizontal property regime established by Master Deed, of record in Instrument No. 20060222-0020964, amended and restated in Instrument No. 20071212-0143307, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking Space Number(s) 46 which is assigned as Limited Common Elements appurtenant to the above described Unit, as set forth and defined in the Master Deed.

Being the same property conveyed to Mitch Grissim, unmarried by Warranty deed from Albert Wilson Sisk, Jr., unmarried of record in Instrument No. 20091109-0103425 Register's Office for Davidson County, Tennessee, dated November 05, 2009 and recorded on November 09, 2009.

Being also known as 900 20th Avenue South, Unit 612 Nashville, Tennessee 37212.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(**X**) IMPROVED ( ) UNIMPROVED	Property known as: **900 20TH AVENUE SOUTH UNIT 612** **NASHVILLE, TN 37212**

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(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: D-C-19-900-612

LTSR Number:

GTE File: 2019025145

WITNESS, this 28th day of February, 2019

Mitch Grissim

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 28th day of February, 2019, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Mitch Grissim,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 28th day of February, 2019.

JEFFREY M. GRISSIM
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires SEPT. 7, 2020

Notary Public

Commission Expires: _____