Karen Johnson Davidson County
Batch# 211877 DEEDWARR
04/01/2019 08:12:30 AM 4 pgs
Fees: $23.00 Taxes: $18,130.00
20190401-0028871

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $2,900,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 27TH DAY OF MARCH, 2019.

NOTARY PUBLIC

MY COMMISSION EXPIRES 6/22/2020

LUCAS D. BOTTORFF
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY
Compass Land Title, LLC, 278 Franklin Road, Ste. 190, Brentwood, TN 37027
file # 19-5568SECRG

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Sentinel of Light, LLC, LLC	New Owner	079 00 0 02800
6737 Centennial Blvd		
Nashville, TN 37209		

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

FIRST LIGHT - CENTENNIAL, LLC

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SENTINEL OF LIGHT, 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:

Being a tract of land lying in Nashville, Davidson County, Tennessee and being part of the property of First Light Centennial, LLC as of record in Instrument No. 20080229-0020034 and being bounded on the North by Tomlinson, on the West by the State of Tennessee, on the South by R.H. Boyd and on the East by the westerly right-of-way of Centennial Boulevard and being more particularly described as follows:

Beginning at an iron rod (old) on the westerly right-of-way line of Centennial Boulevard at a common corner with the R.H. Boyd Company (Instrument No. 20000112-0004421).

Thence with the R.H. Boyd Company, South 74 deg. 49 min. 31 sec. West, 499.71 feet to an iron rod (old) at a common corner with the State of Tennessee.

Thence with the State of Tennessee North 15 deg. 09 min. 57 sec. West 448.49 feet to an iron rod (old), as set by Cherry Land Surveying, being the Southwest corner of Julia B. Tomlinson (Instrument No. 20100310-0018459).

Thence with Tomlinson the following bearings and distances: North 75 deg. 14 min. 42 sec. East, 143.83 feet to a point, North 74 deg. 05 min. 33 sec. East, 36.00 feet to a point, North 75 deg. 19 mins. 07 sec. East, 86.93 feet to a point, North 74 deg. 36 min. 54 sec. East, 88.59 feet to a point, North 75 deg. 02 min. 59 sec. East, 74.34 feet to a point, North 74 deg. 24 min. 01 sec. East, 70.24 feet to an iron rod (old), as set by H & H Land Surveying on the westerly right-of-way of Centennial Boulevard.

Thence with the westerly right-of-way of Centennial Boulevard South 15 deg. 07 min. 59 sec. East, 447.71 feet to the point of beginning containing 223,722 square feet or 5.136 acres more or less, according to survey by S & A Surveying, Inc., Jeffrey Swords, Jr. RLS No. 1806, dated March 17, 2019.

Being the same property conveyed to First Light - Centennial, LLC by special warranty deed from National Service Industries, Inc. of record in Book 11350, page 204, Register's Office for Davidson County, Tennessee, dated February 22, 1999 and recorded on February 22, 1999.

Being the same property conveyed to First Light Centennial, LLC by quitclaim deed from Jean Anne Tye of record in Instrument No. 20080229-0020034 Register's Office for Davidson County, Tennessee, dated February 21, 2008 and recorded on February 29, 2008.
THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2019 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON, TENNESSEE.

This is property known as 6737 Centennial Blvd, Nashville, TN 37209

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 on the 27th day of March, 2019.

First Light - Centennial, LLC

BY: _____

Mark A. Tye, Managing Member

STATE OF TENNESSEE

COUNTY OF DAVIDSON

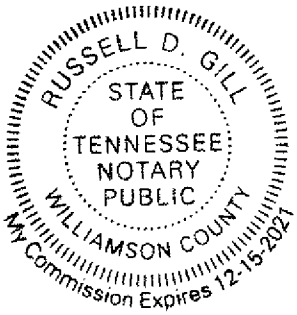
Before me, the undersigned, a Notary Public of said County and State, personally appeared Mark A. Tye, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Managing Member (or other officer authorized to execute the instrument) of First Light-Centennial, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Member executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 27th day of March, 2019.

Russell D. Gill

Notary Public

My Commission Expires: 12-15-2021



File #: 19-5568SECRG

RECORD & RETURN TO:

COMPASS LAND TITLE, LLC

278 Franklin Road, Ste. 190

Brentwood, TN 37027

COMPASS
LAND TITLE

TRUE COPY CERTIFICATE

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 12/18/22

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY