Karen Johnson Davidson County
Batch# 218709 DEEDWARR
04/17/2019 08:11:30 AM 2 pgs
Fees: $13.00 Taxes: $2,923.00
20190417-0035052

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $790,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF April, 2019

Notary Public

MY COMMISSION EXPIRES: 5-30-21

(AFFIX SEAL)

CHERIE FRANKLIN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 05-30-2021

MST 2018-1174

THIS INSTRUMENT WAS PREPARED BY:

James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan A. Whitacre and Margaret Tilghman Carroll	Bank of America	094-01-0-361.00
(NAME)	(NAME)	
1433 Electric Avenue	P.O. Box 650070	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Dallas, TX 75265-0070	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Aerial Infill, LLC,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jonathan A. Whitacre and Margaret Tilghman Carroll, Husband and Wife,** 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 Lot No. 156 on the Plan of Shelby Village No. Two of record in Plat Book 1835, Page 48, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Tiayoka H. McMillan, an unmarried person by Warranty Deed from James L. Brown and wife, Lisa B. Brown of record in Instrument No. 20030721-0101876 Register's Office for Davidson County, Tennessee, dated June 30, 2003 and recorded on July 21, 2003.

Being the same property conveyed to Elevate Land Investments, LLC, a Tennessee limited liability company by Warranty Deed from Tiayoka H. McMillan, unmarried of record in Instrument No. 20171004-0101891 Register's Office for Davidson County, Tennessee, dated September 29, 2017 and recorded on October 04, 2017.

Being the same property conveyed to Aerial Infill, LLC by Warranty deed from Elevate Land Investments, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20180511-0045275 Register's Office for Davidson County, Tennessee, dated May 10, 2018 and recorded on May 11, 2018.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, ALTA 8.1 and 9 Endorsement will be added to the Mortgage Loan Policy. Taxes for the year 2018, a lien due and payable, but not delinquent. Taxes for the year 2019, a lien not yet due and payable. Subject to all matters shown on the Plan of record in Plat Book 1835, Page 48, Register's Office for Davidson County, Tennessee. Easement of record in Book 2015, Page 639 and Book 2086, Page 339, in the Register's Office for Davidson

County, Tennessee. Covenants, Conditions and Restrictions of record in Book 7948, Page 958, in the Register's Office for Davidson County, Tennessee.

This property, known as 1433 Electric Avenue, Nashville, TN 37206
(House Number) (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 my/our hand(s) this 15 DAY OF April, 2019.

Aerial Infill, LLC

Yvette Meldrum Authorized Agent

By: Yvette Meldrum

Its: Authorzied Agent

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Yvette Meldrum, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing instrument are true of his/her own knowledge, and who, upon oath, acknowledged himself/herself to be the Authorized Agent of the maker, and that s/he, acting in such capacity, and authorized so to do, executed the foregoing instrument in behalf of the maker, for the purposes therein contained.

Witness my hand and official seal at office, this 15 day of April, 2019.

Amelia Swanson
Notary Public

My commission expires: 5-27-2019

Amelia Swanson State of Tennessee Notary Public Williamson County

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or 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.

Signature – Yvette Meldrum

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Yvette Meldrum who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Amelia Swanson
Notary's Signature

My Commission Expires: 5-27-2019

Amelia Swanson State of Tennessee Notary Public Williamson County