Prepared by and return to:
Seth McNamee, Esq.
Summit Title & Escrow, LLC
7500 Capital Drive, #200
Germantown, Tennessee 38138
(901) 881-8600

Karen Johnson Davidson County
Batch# 224176 DEEDWARR
04/30/2019 03:07:30 PM 3 pgs
Fees: $18.00 Taxes: $2,018.35
20190430-0040009

WARRANTY DEED

Effective as of **April 29, 2019**, for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named grantee and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **CUMBERLAND VALLEY REAL ESTATE, LLC,** hereinafter referred to as Grantor, has bargained, sold, conveyed and by these presents does transfer sell and convey unto **MESA VERDE ASSETS, LLC,** hereinafter called the Grantee, its successors, heirs and assigns, a certain tract or parcel of land together with all improvements thereon and appurtenances thereto, in Shelby County, State of Tennessee, and described as follows:

Lot No. 34, on the Map of Linden Place, as of record in Book 547, Pages 121-122, in the Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property.

This real property being all or part of the property conveyed to Grantor by deed of record in Instrument No. 20170726-0075876, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Map of Linden Place, as recorded in Book 547, Pages 121-122, of record in the Register's Office of Davidson County, Tennessee; and 2019 Davidson County, Tennessee real estate taxes and is being conveyed subject to those taxes and real estate taxes and assessments for all subsequent years.

TO HAVE AND TO HOLD this tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee and Grantee's successors, heirs and assigns forever; and Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the land is unencumbered, unless otherwise stated in this deed; and Grantor does further covenant and bind Grantor and Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the Grantee and Grantee's successors, 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 the Grantor's hand in Memphis, Tennessee on this 25th day of April, 2019.

GRANTOR:

CUMBERLAND VALLEY REAL ESTATE, LLC

By: William Hayes Fowler, Jr.
William Hayes Fowler, Jr., Member

STATE OF TENNESSEE
COUNTY OF Sumner

BEFORE ME, the undersigned Notary Public in and for the State and County mentioned, personally appeared William Hayes Fowler, Jr., 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 the authorized signor to execute the instrument for CUMBERLAND VALLEY REAL ESTATE, LLC, the within named bargainor, and that he executed the foregoing instrument for the purpose therein contained, by personally signing the name of William Hayes Fowler, Jr. for the company as Authorized Signor.

SWORN and signed before me, a Notary Public in and for the State and County named herein, on the 25th day of April, 2019.

Annette Pitts
Notary Public

ANNETTE PITTS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires: 9-25-19

New Owner Name and Address to:
MESA VERDE ASSETS, LLC
5001 Plaza On The Lake #200
Austin, TX 78746

Property Address:
2418 West Linden Avenue
Nashville, TN 37212

NICHOLAS BURRAGE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SHELBY MY COMM. EXP. JULY 03, 2021

Mail tax bills to:
MESA VERDE ASSETS, LLC
5001 Plaza On The Lake #200
Austin, TX 78746

Parcel I.D. Number:
104-15-0-257.00

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is $545,500.00.

Judy Linhoss
AFFIANT

Subscribed and sworn to before me this 29th day of April, 2019.

NOTARY PUBLIC

Commission expires: July 3, 2021

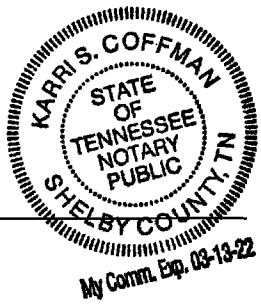
I, Susan P. Davis, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

State of TENNESSEE

County of SHELBY

Personally appeared before me, Karri S. Coffman, a notary public for this county and state, Susan P. Davis, who acknowledges that this certification of an electronic document is true and correct, and whose signature I have witnessed.

Notary's Signature



MY COMMISSION EXPIRES: _____

Notary's Seal (If on paper)