THIS INSTRUMENT PREPARED BY: **The Row Title & Escrow, LLC** **20 Music Square West, Suite 200** **Nashville, TN 37203**	STATE OF Tennessee) COUNTY OF Davidson) The actual consideration or value, whichever is greater, for this transfer is: $270,000.00 Affiant Subscribed and sworn to before me, this _____ day of May, 2019. Notary Public My Commission Expires: October 7, 2019

OLIVIA WAGGONER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires OCT. 7, 2019

Karen Johnson Davidson County
Batch# 242750 **DEEDWARR**
06/13/2019 09:59:35 AM 3 pgs
Fees: $18.00 Taxes: $999.00

20190613-0056800

WARRANTY DEED

Address New Owner: Brandon M. Carlin 2115 Yeaman Pl Nashville, TN 37206	Send Tax Bills to: New Owner	Tax Information: Tax Parcel ID No. 082-15-0A-101.00

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CHRISTINA A. COLEMAN,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **BRANDON M. CARLIN** ("Grantee"), his successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

See **Exhibit A**.

This is improved property commonly known as: **2115 Yeaman Pl, Nashville, TN 37206**

This conveyance is subject to all zoning and setback requirements, all general utility, sewer, drainage and any other easements and restrictions of record, the lien for property taxes that are not delinquent, any and all subdivision or condominium declarations, covenants, and restrictions of record, and any matters shown on any applicable plat.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, his successors, heirs and assigns, forever.

And Grantor covenants that she has lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds herself, her successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, his successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

[INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30 day of May, 2019.

CHRISTINA A. COLEMAN

STATE OF NC)
)
COUNTY OF Mecklenburg)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CHRISTINA A. COLEMAN**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 30 day of May, 2019.

Husam Susan
Notary Public
My Commission Expires: NOV. 25. 2023

Husam Susan

HUSAM SUSAN
NOTARY PUBLIC
Mecklenburg County
North Carolina
My Commission Expires Nov. 25, 2023

EXHIBIT A

Tract 1

Land in Davidson County, Tennessee, being Unit 514 and Parking Space 201, 5TH AND MAIN Condominiums, as established under Master Deed of record in Instrument 20060630-0078751, amended at Instrument Nos. 20070104-0001656, 20070424-0048607, 20080411-0036927, 20080512-0048553, 20081120-0114262, 20110921-0073283, 20111129-0092827, 20120409-0030284, 20120820-0074741, 20121017-0095419, 20130911-0096032, 20140804-0069914, and 20161222-0134731, and Attorney's Certificate of record as Instrument No. 20060630-0078752, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Christina A. Coleman, unmarried, by deed from Vth 5th and Main, LLC, a Delaware limited liability company, of record as Instrument No. 20120207-0011062, dated 2/3/2012, said Register's Office.

Tract 2

Storage Unit 3-C in the 5TH AND MAIN Condominiums, as established under Master Deed of record in Instrument No. 20060630-0078751, as amended and/or restated from time to time, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said Property.

Being the same property conveyed to Christina A. Coleman, a single woman, by deed from Michael C. Pennell, a single man, of record as Instrument No. 20140804-0069913, dated 8/4/2014, said Register's Office.