Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
Suite 290
Brentwood, TN 37027
B19-1146

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $500,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 24 day of June, 2019

Notary Public

Commission Expires: 2-23-21

SONDRA MOUNGEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Comm. Expires February 23, 2021

Karen Johnson Davidson County
Batch# 247677 DEEDWARR
06/24/2019 12:07:30 PM 3 pgs
Fees: $18.00 Taxes: $1,850.00
20190624-0060838

Address of New Owner	Send Tax Bills To:	Map & Parcel
Ribbon Home SPV I, LLC 401 Clairton Court Nashville, TN 37215	SAME AS NEW OWNER 401 CLAIRTON CT Nashville, TN 37215	131-05-0C-401.00-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, WE,

Lee H. Jones and wife, Elizabeth Haupert

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ribbon Home SPV I, LLC

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 Unit No. F-401 a part of the Hillsborough Condominiums of record in Plat Book 6250, Page 699, and as shown as an exhibit to Master Deed of record in Book 6822, Page 721 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 Lee H. Jones and wife, Elizabeth Haupert by Warranty deed from Cynthia R. McKown, an unmarried woman of record in Instrument No. 20170413-0036223 Register's Office for Davidson County, Tennessee, dated April 12, 2017 and recorded on April 13, 2017.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 401 Clairton Court, Nashville, TN 37215

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Lee H. Jones executes this instrument on behalf of Elizabeth Haupert pursuant to a Specific Power-of-Attorney dated June 12th, 2019 and filed for record in Instrument No. _____, in the Register's Office of Davidson County, Tennessee.

Dated this the 20th day of June, 2019.

Lee H. Jones

Elizabeth Haupert

By Lee H. Jones, AIF
Lee H. Jones, her Attorney-in-Fact

STATE OF Arkansas
COUNTY OF Sebastian

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Lee H. Jones** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of June, 2019.

"OFFICIAL SEAL"
GAIL WILLIAMS
SEBASTIAN COUNTY
NOTARY PUBLIC ARKANSAS
My Commission Expires April 2, 2022
Commission No. 12387261

Gail Williams
Notary Public
My Commission Expires: 4-2-2022

(Notary Seal)

STATE OF Arkansas
COUNTY OF Sebastian

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **Lee H. Jones as Attorney in Fact for Elizabeth Haupert**, with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person(s) described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that he executed the foregoing instrument as his free act and deed and as the free act and deed of the said Elizabeth Haupert, for the purposes therein contained.

Witness my hand and official seal this 20th day of June, 2019.

"OFFICIAL SEAL"
GAIL WILLIAMS
SEBASTIAN COUNTY
NOTARY PUBLIC ARKANSAS
My Commission Expires April 2, 2022
Commission No. 12387261

Gail Williams
Notary Public
My Commission Expires: 4-2-2022

(Notary Seal)

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

