Prepared by:

615 Title, LLC
807 Bradford Avenue
Nashville, Tennessee 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $45,000.00.

April D. Hardman
Affiant

Subscribed and sworn to before me this 11th day of June, 2019.

Notary Public
My Commission Expires: 2/20, 2023

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Karen Johnson Davidson County
Batch# 247906 DEEDWARR
06/25/2019 09:22:30 AM 3 pgs
Fees: $18.00 Taxes: $166.50
20190625-0061141

2019-95

Address of New Owner:	Send Tax Bills to:	Tax Information:
Cobalt Ventures, LLC		
104 Tiger Circle	New Owner	050-11-0A-019.00-CO
Nashville, TN, 3720737064		

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,

Habitat for Humanity of Greater Nashville, Inc., a Tennessee corporation,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Cobalt Ventures , LLC, a Tennessee limited liability company,

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Final Plat of Timberwood, Cluster Lot Development of record in Plat at Instrument No. 20080211-0013669 and 20080211-0013761, 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 a portion of the same property conveyed to Nashville Area Habitat for Humanity, Inc. by Warranty Deed from Earhart Realty and Construction, Inc. of record in Instrument No. 20060425-0047333, Register's Office for Davidson County, Tennessee, dated April 20, 2006 and recorded on April 25, 2006.

Also see Articles of Amendment to the Charter changing the business name to Habitat For Humanity of Greater Nashville.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **104 Tiger Circle, Nashville, TN 37207.**

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 hand this 11th day of June, 2019.

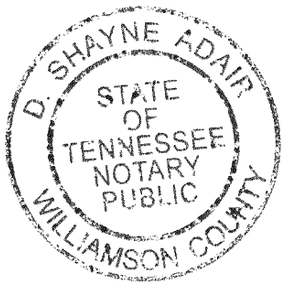
Habitat for Humanity of Greater Nashville, Inc.

By: Danny Herron, CEO

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Danny Herron, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the CEO of Habitat for Humanity of Greater Nashville and that he is authorized by Habitat for Humanity if Greater Nashville to execute this instrument on its behalf by himself as such CEO.

Witness my hand and official seal at Franklin, Tennessee, this 11th day of June, 2019.



D. Shayne Adair, Notary Public
State of Tennessee at Large
My Commission Expires: 6/13/2022

True Copy Certification

I, Kimbra Spann, 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.

Kimbra Spann

State of Tennessee
County of Davidson

Personally appeared before me, April D. Wideman, a notary public for this county and state, Kimbra Spann, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

April D. Wideman
My commission expires: 3/13/2023

