RECORDING INFORMATION	STATE OF TENNESSEE) COUNTY OF Williamson) The actual consideration for this transfer or value of property transferred (whichever is greater) is $390,000.00. Affiant Sworn to and subscribed before me this 25th day of July, 2019. Notary Public My Commission Expires: 2-28-2023 (SEAL)

Karen Johnson Davidson County
Batch# 263472 DEEDWARR
07/29/2019 11:14:30 AM 3 pgs
Fees: $18.00 Taxes: $1,443.00
20190729-0074344

THIS INSTRUMENT PREPARED BY:
Webb Sanders PLLC
3037A Highway 31W, P.O. Box 887
White House, TN 37188

RYAN P. GARDNER STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

GENERAL WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Number(s):
Try Properties P.O. Box 1643 Brentwood, TN 37024	New Owner(s)	117-08-0-290.00

This Indenture is made on the 25th day of July, 2019, by and between **SCOTT EUGENE MUHS, an unmarried person** ("Grantor"), and **TRY PROPERTIES, a Tennessee general partnership** ("Grantee").

Grantor, for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration in hand paid, bargains, sells and conveys to Grantee the following described real estate, situated in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 2A on the Plan of Zone Lot Division, Lot 2 on the Resubdivision of Lot Nos. 2 and 3, Hawthorne Heights of record in Plat Book 5200, Page 765, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 2A fronts 80.21 feet on the Southerly side of Battlefield Drive and runs back 120.0 feed on the Easterly line and a total of 130.79 feet on the Westerly line to a line in the rear which measures 37.60 feet thereon.

Being the same property conveyed to Scott E. Muhs and wife, Helen R. Muhs by Warranty Deed from Susan Cecil Gotwald, unmarried, of record in Book 6585, Page 276, Register's Office for Davidson County, Tennessee, dated June 17, 1985 and recorded on June 18, 1985.

Being the same property conveyed to Scott Eugene Muhs by Quitclaim Deed from Helen Reed Muhs of record in Book 6757, Page 651, Register's Office for Davidson County, Tennessee, dated January 07, 1986 and recorded on January 07, 1986.

This is improved property known as 1555 Battlefield Drive, Nashville, TN 37215.

This conveyance is being made subject to:

1. Any and all applicable zoning and setback requirements.

2. Taxes for the year 2019 and subsequent years, a lien not yet due and payable.

3. All matters shown on the Plan of record in Plat Book 5200, Page 765, in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said property, together with the appurtenances, hereditaments, estate, title and interest thereto belonging, to Grantee.

Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said property in fee simple, has good right to convey it and that it is unencumbered. Grantor further covenants and binds itself and its successors and assigns to warrant and defend to Grantee forever the title to said property against the lawful claims of all persons whomsoever, excluding claims arising out of the matters set forth above.

IN WITNESS WHEREOF, the undersigned Grantor has executed this instrument or has caused same to be executed as of the 25th day of July, 2019.

GRANTOR:

Scott Eugene Muhs

STATE OF TENNESSEE)
COUNTY OF Robertson)

Personally appeared before me, the undersigned, Notary Public for the aforesaid State and County, SCOTT EUGENE MUHS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of July, 2019.

Notary Public

My Commission Expires: 2-28-2023

RYAN P. GARDNER
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

201907290074344

TRUE COPY CERTIFICATION

I, RYAN GARDNER, 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.

Ryan Gardner

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned notary public for the aforesaid State and County, RYAN GARDNER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 3-30-21

KEMBERLY POWELL
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY