THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Co
3310 West End Ave., Ste 700
Nashville, TN 37203
P19-25835

CONNIE CANTRELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 9, 2022

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,850,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF AUGUST, 2019.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

Karen Johnson Davidson County
Batch# 280835 DEEDWARR
09/05/2019 09:22:59 AM 2 pgs
Fees: $13.00 Taxes: $10,545.00

20190905-0089632

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Urban View West, LLC	NEW OWNER	09209035700 AND
422 Melba Circle		09209035900
Franklin,TN 37064		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Norma Sisemore, unmarried,**

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Urban View West, LLC, a Tennessee limited liability company,**

HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Tract 1:
Land in the 35th Councilmanic of Davidson County, Tennessee, being more particularly described, to wit: Being Lots 32, 33 and 34 on the Plan of the Resubdivsion of Wilcox 25-acre tract, as of record in Book 421, Page 42, Register's Office for said County.

Said Lot No. 32 fronts 50 feet on the northerly side of Charlotte Pike, and runs back 141 feet on the easterly line and 142 feet on the westerly line to an alley on which it measures 50 feet.

Said Lot No. 33 fronts 50 feet on the northerly side of Charlotte Avenue or Pike, and runs back 143 feet on the westerly line and 142 feet on the easterly line, to an alley measuring 50 feet thereon.

Said Lot No. 34 fronts 50 feet on the northerly side of Charlotte Avenue, and runs back 143 feet on the easterly line and 144 feet on the westerly line, to an alley on which it measures 50 feet.

Being the same property conveyed to ROBERT SISEMORE AND WIFE, NORMA SISEMORE by deed from FANNIE J. FRANCIS, A WIDOW, dated March 31, 1981, of record in Book 5727, Page 384, said Register's Office.

Tract 2:
Land in the 35th Councilmanic of Davidson County, Tennessee, being more particularly described, to wit:

Being Lot 35 on the plan of the Subdivsion of the Wilcox 25 acre tract, as of record in Book 161, Page 159, Register's Office for said County.

Being the same property conveyed to ROBERT SISEMORE AND WIFE, NORMA SISEMORE by deed from OLAN B. MITCHELL AND WIFE, MARY B. MITCHELL, dated September 27, 1982, of record in Book 5946, Page 453, said Register's Office.

Tract 3:
Land in the 35th Councilmanic of Davidson County, Tennessee, being more particularly described, to wit:

LAND in Davidson County, Tennessee, being Lot No. 31 on the plan of the re-subdivision of the Wilcox Property, as of record in Book 421, Page 42, Register's Office for said County.

SAID Lot No. 31 fronts 50 feet on the northerly side of Charlotte Pike and runs back 141 feet on the westerly line and 140 feet on the easterly line, to an alley, measuring 50 feet thereon.

Being the same property conveyed to ROBERT SISEMORE AND WIFE, NORMA SISEMORE by deed from OLIVER HANNAH AND WIFE, ANNIE CHRISTINE HANNAH, AND DONALD EUGENE HANNAH, dated September 25, 1997, of record in Book 10621, Page 208, said Register's Office.

Robert Sisemore, also known as Robert C. Sisemore died on March 12, 2012, leaving Norma Sisemore as the surviving tenant by the entirety.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All matters appearing on the plan of record; (5) All applicable governmental and zoning regulations.

This is IMPROVED property known as **3308 and 3312 Charlotte Avenue, Nashville, TN 37209.**

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 the 30th day of August, 2019.

Norma Sisemore

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 **Norma Sisemore** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 30th day of August, 2019.

My Commission expires: 1-6-20

Notary Public

JAMES A. WAECHTER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE