Karen Johnson Davidson County
Batch# 293630 DEEDWARR
10/01/2019 08:58:30 AM 4 pgs
Fees: $23.00 Taxes: $739.63
20191001-0099672

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF AUGUST, 2019.

Notary Public

MY COMMISSION EXPIRES: 8.27.2022
(AFFIX SEAL)

MELISSA J. BUTCHKO-TURECKI
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN
My Comm. Expires

THIS INSTRUMENT WAS PREPARED BY
Land Title South, Inc., 3326 Aspen Grove Drive, 400, Franklin, TN 37067

File No.: 19-CD-449

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Krystal M Humphreys	Krystal M Humphreys	128 15 0B 205.00 CO
(NAME) 205 Post Creek Road	(NAME) 205 Post Creek Road	
(ADDRESS) Nashville, TN 37221	(ADDRESS) Nashville, TN 37221	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF One Hundred Ninety-Nine Thousand Nine Hundred And No/100 Dollars ($199,900.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **REVIVE PROPERTY SOLUTIONS, INC. A TENNESSEE CORPORATION AND HOME NETWORK PARTNERS, INC., A TENNESSEE CORPORATION,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KRYSTAL M HUMPHREYS**, 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:

Being a certain Condominium Apartment in Davidson County, Tennesse, being Unit No. 205 of the Post House Bellevue Condominium, Phase Three, Condominiums, a Horizontal Property Regime, created unter Title 66, Section 27-101, et.seq. as amended, Tennessee Code Annotated, and as established by a Master Deed for Post House Bellevue Condominium, Phase One Condominiums of record in Book 6838, page 445, amended in Book 6846, page 811; Book 8044, page 195, Corrected Amendment of record in Book 8047, page 867, re-recorded Corrected Amendment of record in Book 8101, page 562, and further amended in Book 8626, page 588, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 6838, page 462, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of Post House Bellevue Condominium, Phase One Condominiums, as shown as Exhibit "B" to the Master Deed, of record in Book 6838, page 445, and amended in Book 8047, page 867, said Register's Office, for a more complete identification and description of such Unit.

This conveyance is subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof, of record aforementioned; also subject to easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Post Place Bellevue Condominiums, of record aforementioned.

Being the same property conveyed to Middle TN House Buyers, Inc., a Tennessee corporation, and Home Network Partners, Inc., a Tennessee corporation, by Warranty Deed, from Holly Diane Penland, Executrix of Estate of Emily Diane Kidd Morrison and Holly Diane Penland, sole heir at law of Emily Diane Kidd Morrison, dated April 26, 2019, recorded April 29, 2019, of record in Instrument No. 20190429-0039180, Register's Office for Davidson County, Tennessee. Middle TN House Buyers, Inc. is now known as Revive

Property Solutions, Inc by Articles of Amendment to the Charter of record in Image #BD720-8173 TN Secretary of State Department of Business Services. See Attached Exhibit "A"

Previously being the same property conveyed to Emily Diane Kidd Morrison by Warranty Deed from David T. Moore, unmarried, dated November 16, 2007, recorded November 20, 2007, of record in Instrument No. 20071120-0135879, Register's Office for Davidson County, Tennessee. The said Emily Diane Kidd Morrison having since died on September 2, 2018. The Last Will and Testament of Emily Diane Morrison was filed for record in Davidson County Probate Court Docket No. 18P-2012. Said Will appoints Holly Diane Penland as Executrix of the Last Will and Testatment of Emily Diane Morrison. Small Estate Affidavit of record in Case No. 18P-2012 indicates that Holly Diane Penland is the sole Heir at Law of Emily Diane Kidd Morrison.

unimproved ☐
This is improved ☒ property, known as 205 Post Creek Road, Unit No. 205, Nashville, TN 37221
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

THIS CONVEYANCE is made subject to all zoning ordinances, easements, and restrictions of record insofar as the same may lawfully affect the above-described property.

Witness our hands this 8th day of August, 2019.

Revive Property Solutions, Inc.
BY: _____
Kevin White, President

Home Network Partners, Inc.
BY: _____
Matthew Hintz, President

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, Gail Hudson, a Notary Public of said State and County aforesaid, personally appeared Kevin White with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Revivie Propety Solutions, Inc. the within named bargainor, a corporation and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President

Witness my hand, at office, this 8th day of August 2019
_____
Notary Public

My Commission Expires: _____

GAIL HUDSON STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 10-20-2019

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, Gail Hudson, a Notary Public of said State and County aforesaid, personally appeared Matthew Hintz with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Home Network Partners, Inc. the within named bargainor, a corporation and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President

Witness my hand, at office, this 8th day of August 2019
_____
Notary Public

My Commission Expires: _____

GAIL HUDSON STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 10-20-2019

Exhibit "A"

ARTICLES OF AMENDMENT TO THE CHARTER FOR-PROFIT CORPORATION (ss-4421)

Business Services Division
Tre Hargett, Secretary of State
State of Tennessee
312 Rosa L. Parks Ave., 6th Fl.
Nashville, TN 37243
(615) 741-2286

Filing Fee: $20.00

For Office Use Only

Pursuant to the provisions of T.C.A. § 48-24-106 the undersigned corporation adopts the following articles of amendment to its charter:

1. Please insert the name of the corporation as it appears on record: Middle TN House Buyers, Inc.
   If Changing the name, insert the new name: Revive Property Solutions, Inc.
   Secretary of State control number (If known): 000930910

2. If the document is not to be effective upon filing by the Secretary of State, the delayed effective date and time is:
   (Not to exceed 90 days) Effective Date: ____/____/____ (Month/Day/Year) Time: _____

3. Please insert any changes that apply:
   A. Principal Street Address: _____
   City: _____ State: TN Zip Code: _____ County: _____
   B. Registered Agent: Revive Property Solutions, Inc
   C. Registered Address: _____

4. Other Provisions:

5. The amendment was duly adopted on: 6 / 26 / 19 (Month/Day/Year)
   - ☐ The incorporators without shareholder action, as such was not required.
   - ☐ The board of directors without shareholder action, as such was not required.
   - ☒ The shareholders.

Note: Pursuant to T.C.A. § 10-7-503 all information on this form is public record.

6-26-19	
Signature Date	Signature
President	Kevin White
Signer's Capacity (if other than individual capacity)	Name (printed or typed)

B0720-8173 06/27/2019 9:25 AM Received by Tennessee Secretary of State Tre Hargett

True Copy Certification

I, **Shelly Walling**, 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 here with and that this is a true and correct copy of the original document executed and authenticated according to law.

Shelly Walling

Shelly Walling

State of **Tennessee**
County of **Davidson**

Personally appeared before me, Chasity Petty**,** a notary public for this county and state, **Shelly Walling,** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Chasity Petty

Chasity Petty

My Commission Expires: 9/20/2021

SEAL

