THIS INSTRUMENT PREPARED BY: **The Row Title & Escrow, LLC** **20 Music Square West, Suite 200** **Nashville, TN 37203** Karen Johnson Davidson County Batch# 562529 DEEDWARR 01/27/2021 11:56:30 AM 4 pgs Fees: $23.00 Taxes: $1,942.50 20210127-0012121	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $525,000.00 Affiant Subscribed and sworn to before me, this 26th day of January, 2021. Notary Public My Commission Expires:

BRITTANY SENSABAUGH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 05-09-2023

WARRANTY DEED

Address New Owner: Hollow Log II, LLC 260B Barton Avenue Nashville, TN 37212	Send Tax Bills to: New Owner	Tax Parcel ID No. 104-15-0-201.00

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **ALFORD FAMILY, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **HOLLOW LOG II, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

See Exhibit A

This is improved property commonly known as: **2106 Ashwood Ave, Nashville, TN 37212**

This conveyance is subject to all easements and restrictions of record, the lien for property taxes that are not delinquent, any matters shown on any applicable plat.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it has lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26th day of January, 2021.

ALFORD FAMILY, LLC

By: _____
Andrew Alford, Authorized Representative

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State aforementioned, personally appeared **ANDREW ALFORD** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Authorized Representative of ALFORD FAMILY, LLC, the within named bargainor, a Tennessee limited liability company, and is authorized by ALFORD FAMILY, LLC, to execute this instrument on its behalf for the purpose therein contained.

Witness my hand, at office, this 26th day of January, 2021.

_____
Notary Public
My commission expires: _____

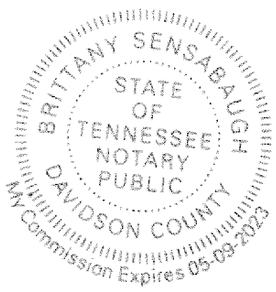


Exhibit A

Land in Davidson County, Tennessee, being Lot(s) 4, as shown on the map entitled the Plan of H.P. Jacobs Subdivision of W. M. Manly Tract in the 7th Civil District of said County, called Hillsboro Place, of record in Plat Book 547, page 27, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to KARL STANLEY DAVIDSON ET UX INA KATHERINE WARREN, RICHARD D. BUCHANAN AND ET UX POPPY P. BUCHANAN, ROBERT H. ALFORD ET UX, MARCELEEN R. ALFORD AND SAMUEL H. DILLARD, JR. ET UX , ALLISON S. DILLARD, by deed from JOE M. BOYD, JANEICE FAYE BOYD SMITH AND HUSBAND, JOHN DONALD SMITH,, of record in Book 6571, page 680, dated May 10, 1985, said Register's Office.

Being the same property conveyed to THE POPPY P. BUCHANAN LIVING TRUST DATED JUNE 5, 1992, A ONE-FOURTH UNDIVIDED INTEREST, by quitclaim deed from RICHARD D. BUCHANAN AND WIFE, POPPY P. BUCHANAN,, of record in Book 9286, page 445, dated March 1994, said Register's Office.

Being the same property conveyed to RICHARD BUCHANAN, POPPY BUCHANAN, ROBERT ALFORD AND MARCELEEN ALFORD , by quitclaim deed from KARL S. DAVIDSON AND INA KATHERINE WARREN, of record in Book 10017, page 417, dated February 22, 1996, said Register's Office.

Being the same property conveyed to RICHARD BUCHANAN, POPPY BUCHANAN, ROBERT ALFORD AND MARCELEEN ALFORD , by quitclaim deed from SAMUEL DILLARD AND ALLISON DILLARD, of record in Book 10017, page 432, dated February 23, 1996, said Register's Office.

Being the same property conveyed to THE ALFORD FAMILY, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, A FIFTY (50%) PERCENT UNDIVIDED TENANTS-IN-COMMON INTEREST AND TO THE BUCHANAN FAMILY, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, A FIFTY (50%) PERCENT UNDIVIDED TENANTS-IN-COMMON INTEREST, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by deed from RICHARD BUCHANAN, POPPY BUCHANAN, ROBERT ALFORD, AND MARCELEEN R. ALFORD, AND THE POPPY P. BUCHANAN LIVING TRUST DATED JUNE 5, 1992, AS TO A ONE-FOURTH, UNDIVIDED INTEREST, of record in Instrument No. 20040102-0000412, dated January 1, 2004, said Register's Office.

Being the same property conveyed to ALFORD FAMILY, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by deed from BUCHANAN FAMILY, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, of record in Instrument No. 20081230-0123649, dated December 22, 2008, said Register's Office.

True Copy Certification

I, Margaret Philpott, 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.

Signature

State of Tennessee

County of Davidson

Personally, appeared before me, Brittany Sensabaugh, a notary public for this county and state, Margaret Philpott who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

BRITTANY SENSABAUGH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2023

Notary Public

My Commission Expires: 05-09-23