Karen Johnson Davidson County
Batch# 584911 DEEDWARR
03/04/2021 02:47:30 PM 3 pgs
Fees: $18.00 Taxes: $3,440.63
20210304-0028603

Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B-21-231
2021-579

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $929,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 26th day of February, 2021

Notary Public

Commission Expires: 10/2/23

LILLIAN TURMAN
TENNESSEE NOTARY PUBLIC
My Comm Exp. 10/2/2023
COUNTY OF DAVIDSON

Address of New Owner	Send Tax Bills To:	Map & Parcel
Tina Michelle Iverson 3131 Parthenon Avenue #B Nashville, TN 37203	CAPSTAR BANK 2002 RICHARD JONES RD NASHVILLE TN 37215	104-02-1O-002.00-CO

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, I/WE,

R2i LLC, a Texas Limited Liability Company

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Tina Michelle Iverson

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:

Land in Davidson County, Tennessee, being Unit No. 2 on the Plan of 3131 Parthenon Avenue, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restrictions in Instrument No. 20180918-0092419, 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 R2I, LLC, a Texas limited liability company by Quitclaim Deed from Steven R. Mize of record in Instrument No. 20180514-0045980 Register's Office for Davidson County, Tennessee, dated May 10, 2018 and recorded on May 14, 2018.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 3131 Parthenon Avenue #B, Nashville, TN 37203

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 so 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.

Dated this the 26th day of February, 2021.

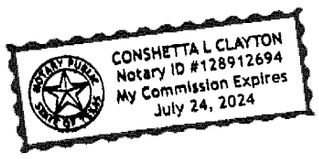
R2i LLC, a Texas Limited Liability Company

By: Steven R Mize SR.
Steven R. Mize, Sr., Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared Steven R. Mize, Sr. with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who upon his oath acknowledged himself to be the Authorized Signor of R2i, LLC, the within named bargainor and that as such Authorized Signor, being authorized to do so, execute the foregoing instrument for purposes therein contained by signing the name of the company, by the said Steven R. Mize, Sr. as such Authorized Signor.

Witness my hand and official seal at Brentwood, Tennessee this 26th day of February, 2021
.

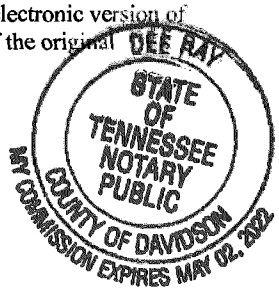


Conshetta L Clayton
Notary Public
My Commission Expires: 2-26-2021

(Notary Seal)

I, the undersigned, 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.

Quin Evans Segall



State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public for this county and state, Quin Evans Segall who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 5/2/22

Notary Public