WARRANTY DEED

AMY FREDRICKSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

State of Tennessee
County of Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $730,000.00

Amanda Minor
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of March, 2021

Notary Public

MY COMMISSION EXPIRES: 7-19-21

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Company, 721 President Place, Suite 100, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Thomas R Burkett	New Owner	093-06-1 C 103.00 CO
(NAME)	(NAME)	
555 Church Street, 2100		Karen Johnson Davidson County Batch# 603370 DEEDWARR 03/31/2021 11:05:30 AM 3 pgs Fees: $18.00 Taxes: $2,701.00 20210331-0042227
(ADDRESS)	(ADDRESS)	
Nashville, TN 37219		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Lakeside Investment Group, LLC, a Michigan limited liability company,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Thomas R Burkett,** 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:

A certain condominium located in Davidson **County, Tennessee, being Unit No. FU-2100, together with the appurtenant interest in the common elements of Cumberland Penthouses, a Condominium, a Horizontal Property regime established by Master Deed of record in Instrument No. 20050405-0037081 as amended and restated by Amended and Restated Master Deed, of record in Instrument No. 20050527-0060253, in the Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Plat attached as Exhibit B to the aforementioned Master Deed, as amended and restated.**

Being the same property conveyed to Lakeside Investment Group, LLC, a Michigan limited liability company by deed of record in Instrument No. 20060707-0081520, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions, conditions, easements, reservations and other matters of record.

unimproved ☐

This is improved ☑ property, known as 555 Church Street, 2100, Nashville, TN 37219
(House Number) (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.

Witness my/our hands this 29th day of March, 2021.

Lakeside Investments Group, LLC

⊗ Patrick Greene member
By: Patrick T. Greene, Member

State of Michigan
County of Wayne

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Patrick T. Greene, with who I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Member of Lakeside Investment Group, LLC, and that he as such Member executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal this 24th day of March, 2021.

X
Notary Public
My Commission Expires: Dec 12, 2024

FRANK GORMLEY
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF OAKLAND
My Commission Expires Dec. 12, 2024
Acting in the County of Wayne

File No.: 22290

Certification of Authenticity
for Electronically Filed Document

I, **W. Aaron Fortner**, 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.

State of Tennessee)
)
County of Williamson)

Personally appeared before me, **Lori Warren**, a notary public for this county and state, **W. Aaron Fortner**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

MY COMMISSION EXPIRES: 6.13.2022

NOTARY'S SEAL:

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY