RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

This Instrument prepared by:
KING, TURNBOW, SMITH & VANZIN, PLLP
ATTORNEYS-AT-LAW
203 THIRD AVENUE SOUTH
FRANKLIN, TN 37064

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $770,000.00.

Affiant
Sworn to and Subscribed before me on this the 2nd day of June, 2021.

D. DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-2022

NOTARY PUBLIC
My Commission Expires:

Karen Johnson Davidson County
Batch# 648947 **DEEDWARR**
06/03/2021 10:44:39 AM 2 pgs
Fees: $13.00 Taxes: $2,849.00

20210603-0074459

BOX 10-A

Address of New Owners	Send Tax Bills To:	Map/Parcel Number:
BRG, LLC	New Owner	116-12-88.00
909 18th Ave S. Ste A		
Nashville, TN 37212		

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, **Mary Scott Thorne and Daniel R. Thorne, wife and husband**, hereinafter called Grantors, have bargained and sold, and by these presents do transfer and convey unto **BRG, LLC, a Tennessee limited liability company**, hereinafter called the Grantee, it's successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being the southerly one-half of Lot No. 9 and the northerly one-half of Lot No. 10 of Block "D" on the Plan of Woodmont Lane Homesites of record in Book 1130, page 13, Register's Office for Davidson County, Tennessee, described as follows:

Said parts of said Lots No. 9 and 10 adjoin and front 100 feet on the westerly margin of Estes Road or Avenue and extend back 162.5 feet, more or less, on the northerly line and 175 feet, more or less, on the southerly line to a dead line in the rear, measuring 101 feet thereon.

Being the same property conveyed to Mary Scott Thorne and Daniel R. Thorne, II, wife and husband by Warranty Deed dated 08/07/2014 from Michael C. Whiting, unmarried of record in Instrument 201408130073077, Register's Office for Davidson County, Tennessee.

This is the same description as the previous deed of record.

This is improved property known as 3725 Estes Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, it's successors and assigns, forever; and we do covenant with the said Grantee 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 except for (1.) 2021 Davidson County Taxes are a lien but not yet due and payable, and which have been prorated between the parties and will be paid by the Grantee in full when due; (2.) Subject to any and all matters as set forth per Plat at Book 1130, Page 13, Register's Office for Davidson County, Tennessee; (3.) Subject to any claim that any part or all or of the land is or was underwater and riparian rights if any; (4.) Subject to the right-of-way for public road(s); and (5.) Subject to right of others in and to the common areas and/or elements.

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 Grantee, its successors and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural shall include the singular and the use of any gender shall be applicable to all genders.

Witness our hands this 2 day of June, 2021.

Mary Scott Thorne

Daniel R. Thorne, II

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and state, Mary Scott Thorne and Daniel R. Thorne, II, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of June, 2021.

NOTARY PUBLIC
My Commission expires: 7-25-23

TONY L. TURNBOW
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY