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THIS INSTRUMENT PREPARED BY: **The Row Title & Escrow, LLC** **20 Music Square West, Suite 200** **Nashville, TN 37203** Karen Johnson Davidson County Batch# 657883 DEEDWARR 06/16/2021 01:08:02 PM 2 pgs Fees: $13.00 Taxes: $962.00 20210616-0081444	STATE OF Tennessee) COUNTY OF Davidson) The actual consideration or value, whichever is greater, for this transfer is: $260,000.00 Affiant Subscribed and sworn to before me, this 14th day of June, 2021. Notary Public My Commission Expires: 3/8/22 ANGELA POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

WARRANTY DEED

Address New Owner: 3308 LONG BOULEVARD, LLC 353 County Line Road McClure, PA 17841	Send Tax Bills to: New Owner	Tax Information: Tax Parcel ID No. 104-06-0F-007.00

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, **JOHN STANLEY AND KORINA STANLEY, HUSBAND AND WIFE** ("Grantors"), have this day bargained and sold, and do hereby transfer and convey to **3308 LONG BOULEVARD, LLC,** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. B-3 on the Plan of the condominium Plat for Longview Apartments, of record in Plat Book 6200, page 95, as amended in Book 6200, page 101, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to JOHN STANLEY AND KORINA STANLEY, HUSBAND AND WIFE, by deed from SHELLEY C. MAYFIELD, A SINGLE PERSON, of record as Instrument No. 20170725-0075313, dated July 21, 2017, said Register's Office.

This is improved property commonly known as: **3308 Long Blvd #B3, Nashville, TN 37203**

This conveyance is subject to all zoning and setback requirements, all general utility, sewer, drainage and any other easements and restrictions of record, the lien for property taxes that are not delinquent, any and all subdivision or condominium declarations, covenants, and restrictions of record, and 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 Grantors covenant that they have lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantors further covenant and bind themselves, their 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.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantors have executed this instrument on this 14th day of June, 2021.

John E. Stanley
JOHN STANLEY

Korina Stanley
KORINA STANLEY

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JOHN STANLEY AND KORINA STANLEY,** the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 14th day of June, 2021.

JENNIFER S GHANEM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

Notary Public
My Commission Expires: _____