Name and Address of New Owner:
Aaron Logan Smith and William Sawyer
800 Woodland Street 307
Nashville, TN 37206

Karen Johnson Davidson County
Batch# 726075 DEEDWARR
09/29/2021 09:31:30 AM 3 pgs
Fees: $18.00 Taxes: $1,091.50
20210929-0130658

Send Tax Bills To:
New Owner

This Instrument Prepared By:
Broker Title & Escrow, LLC
1404 17th Avenue South
Nashville, TN 37212

Map & Parcel No: 082160E02800CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Jonathan M. League, unmarried man**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Aaron Logan Smith, an unmarried man, and William Sawyer, an unmarried man, as Tenants in Common with the Right of Survivorship,** "the Grantees," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit No. 307, together with Parking Space #8 and the appurtenant interest in the common elements of City View Lofts Condominiums, a Horizontal Property Regime established by Master Deed in Instrument No. 20020905-0107488, as amended in Instrument No. 20030826-0123605, said Unit being depicted on the condominium site plan attached as Exhibit "D" to the aforementioned Master Deed, and being located upon Lot No. 1 on the Plan of City View Lofts recorded as Instrument No. 20020828-0104026, Register's Office for Davidson County, Tennessee, all to which reference is hereby made for a more complete description.

Being the same property conveyed to Jonathan M. League, unmarried man by Warranty Deed from Shanna L. Cobble, unmarried dated October 9th 2017 and recorded October 12th 2017 of record in Instrument No. 20171012-0104549 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to the current year's property taxes which have been paid and prorated, 2021 and subsequent years taxes are assumed by the Grantees, including Rollback taxes, if any, all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as 800 Woodland Street 307, Nashville, TN 37206

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 27th day of September, 2021.

(SEAL)
Jonathan League

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 27th day of September, 2021, before me personally appeared Jonathan League, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 27th day of September, 2021.

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV 8, 2021

Notary Signature
My commission expires: 11-8-21

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$295,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 27th day of September, 2021.

Notary Signature
My commission expires:

KAZ ARBOGAST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-07-2025

True Copy Certification

I, **Kaz Arbogast,** do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on this the 27th day of September, 2021.

Affiant Signature
Date 09/27/2021

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 27th day of September, 2021.

Notary's Signature
MY COMMISSION EXPIRES:

C. LOY CARNEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-07-2024