Name and Address of New Owner:
Zvezda 1, LLC
3608 Benham Avenue
Nashville, TN 37215

Send Tax Bills To:
Same address as new owner

This Instrument Prepared By:
Limestone Title & Escrow
580 Franklin Road
Suite 203
Franklin, TN 37069

Map & Parcel No: 105-07-0-212

Karen Johnson Davidson County
Batch# 757992 DEEDWARR
11/19/2021 08:56:30 AM 3 pgs
Fees: $18.00 Taxes: $2,127.50
20211119-0153999

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, **The Cumberland Holding Company, LLC, a Tennessee Limited Liability Company**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Zvezda 1, LLC, a Tennessee Limited Liability Company,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit A of 520 Hamilton Avenue, as shown in the Declaration of Covenants, Conditions and Restrictions for 520 Hamilton Avenue, a Horizontal Property Regime with Private Elements of record in Instrument No. 20210728-0101315, 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 part of the same property conveyed to The Cumberland Holding Company, LLC, a Tennessee Limited Liability Company from Adrienne Barclay and husband, Robert Barclay, by Warranty Deed dated 05/21/2021 and recorded 05/24/2021 in Instrument No. 20210524-0070216, Register's Office of said County.

Being part of the same property conveyed to Adrienne Barclay and husband, Robert Barclay from Michael Krabousanos, married, by Warranty Deed dated 07/21/2011 and recorded 07/29/2011 in Instrument No. 20110729-0058121, Register's Office of said County.

Property more commonly known as: 520 Hamilton Avenue, Unit A, Nashville, TN 37203

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's 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 1st day of November, 2021.

The Cumberland Holding Company, LLC, a
Tennessee Limited Liability Company

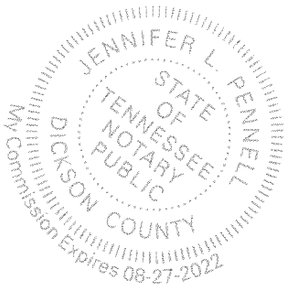
_____(SEAL)
By: Bryan Krabousanos
Its: Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, a Notary Public, of the state and county mentioned, personally appeared Bryan Krabousanos, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be a Member of The Cumberland Holding Company, LLC, the within named bargainor, a Limited Liability Company, and that such Bryan Krabousanos as such Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Member.

Witness my hand and seal, at office, this 1st day of November, 2021.

Notary Signature
Printed Name: Jennifer L. Pennell
My commission expires:_____



AFFIDAVIT OF VALUE

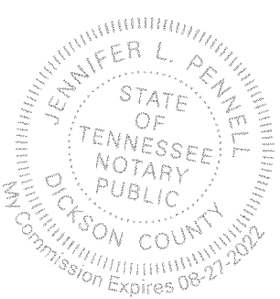
The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $575,000.00, 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 WILLIAMSON

Sworn to and subscribed before me this 1st day of November, 2021.

Notary Signature
My commission expires:



TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 his electronic document is a true and exact copy of the original document executed and authenticated according to law on 11/1/21 (date of document).

Jennifer L. Pennell

11/1/21
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 1 day of November, 2021.

Katherine Warren
Notary's Signature

My Commission Expires: 41322

Notary's Seal

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD Exp. 4-13-2022