Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #22-1147

Karen Johnson Davidson County
Batch# 836055 **DEEDWARR**
04/07/2022 11:25:59 AM 2 pgs
Fees: $13.00 Taxes: $1,480.00
20220407-0040468

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Pillar Properties, LLC, a Tennessee limited liability company**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **1865 Properties, LLC, a Tennessee limited liability company**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Unit 201, The 1865, a Condominium, and described in a Declaration Establishing The 1865, a Condominium, of record in Instrument No. 20190314-0023483, and amended in Instrument Numbers 20190712-0068003, 20191007-0102697 and 20191010-0104084, Register's Office for said County, to which reference is hereby made for a more complete description of said Unit.

Being the same property conveyed to Pillar Properties, LLC, a Tennessee Limited Liability Company by Warranty deed from The 1865 Condominiums, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20200123-0008415 Register's Office for Davidson County, Tennessee, dated January 22, 2020 and recorded on January 23, 2020.

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, if any, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 610 21st Avenue North Unit 201, Nashville, TN 37203.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT	TAX MAP-PARCEL #:
1865 Properties LLC 912 Gale Lane Nashville, TN 37204	NEW OWNER	092-07-0I-201.00

WITNESS THE EXECUTION HEREOF this 31st day of March, 2022.

Pillar Properties, LLC, a Tennessee limited liability company

Richard Lansing Whitcomb, Sole Member

State of Tennessee)
County of Davidson)

On this 31st day of March, 2022, Personally appeared before me the undersigned, a Notary Public in and for the State and County aforesaid, Richard Lansing Whitcomb, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that executed the within instrument for the purpose therein contained, and who further acknowledged that he is the Sole Member of the maker, **Pillar Properties, LLC,** that he is authorized by the maker to execute this instrument, and that he has executed this instrument on behalf of **Pillar Properties, LLC,** as Sole Member.

Notary Public

My Commission Expires: 3/3/26

ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ ~~450,000.00~~ $400,000.00

Affiant

Sworn and subscribed before me on this the 31st day of March, 2022.

Notary Public

My Commission Expires: 1-6-25

M. CATHERINE CLEARWATERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY