Name and Address of New Owner:
Lantana, LLC
51 Bell Canyon Drive
Dove Canyon, CA 92679

Send Tax Bills To:
New Owner

Karen Johnson Davidson County
Batch# 906443 DEEDWARR
08/22/2022 03:51:30 PM 3 pgs
Fees: $18.00 Taxes: $3,071.00
20220822-0094820

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 092-07-0I-406-00

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, **Jeffrey Cheung, a single man**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Lantana, LLC, a Utah Limited Liability Company**, "the Grantee," the following described real estate in Davidson County, Tennessee:

Certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 406, 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 Jeffrey Cheung, a single man by deed dated January 21, 2020 from The 865 Condominiums, LLC, a Tennessee Limited Liability Company, recorded in Instrument No. 20200123-0008418 in the Register's Office.

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 18th day of August, 2022.

Jeffrey Cheung (SEAL)

STATE OF NEW YORK
COUNTY OF New York

On this 18th day of August, 2022, before me personally appeared Jeffrey Cheung, 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 18th day of August, 2022.

Notary Signature
My commission expires:

CHARLES E. SEGURE, JR.
Notary Public - State Of New York
No. 01SE6136197
Qualified in Kings County
My Commission Expires November 21, 2025

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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 $830,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
18th day of August, 2022.

Notary Public
My commission expires: 3/3/26
File No. 2022-5028-RS

SHARON FERNANDEZ
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

Tennessee Certification of Electronic Document

I, Sharon Fernandez, 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 8/18/22 (date of document).

Affiant Signature

8/22/22
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 22 day of August, 2022

Sharon Fernandez
Notary's Signature

MY COMMISSION EXPIRES: 3/3/26

NOTARY'S SEAL

