WARRANTY DEED

MARTHA ANN BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 29, 2003

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $126,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF OCTOBER, 2001.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Connection, Inc.
761 Old Hickory Blvd. Suite #103
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 10/12/01 09:10 2pgs
Fees:13.00 Taxes:466.20

20011012-0111362

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melissa Marlow	Melissa Marlow	117-3-D
(NAME) 224 Hillsboro Place	(NAME) 224 Hillsboro Place	224.00
(ADDRESS) Nashville, TN 37215	(ADDRESS) Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Bryan Huddleston , and Wife, Stacy Huddleston**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Melissa Marlow**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit 224 on the Plan of Hillsboro Station Condominiums of record in Plat Book 6250, pages 751 through 753, Register's Office for said County, to which plan reference is made for a more complete description together with the appurtenant interest in the common elements of Hillsboro Station, a horizontal property regime established by Master Deed of record in Book 6740, page 37, amended in Book 8140, page 689, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: (a) All matters as set forth per Plat Book 6250, Page 751- 753, Register's Office of said county; (b) Master Deed and ByLaws of record in Book 6740, page 37, book 8140, page 689, Book 6740, page 45, said Register's Office; (c) Charter for HOA of record in Book 6747, pagae 6, Register's Office of said County; (d) Easements and intrusions of record: R.O.W. in Book 1877, page 581; Overhead Line Easement in Book 6595, page 58: Sewer Easement in Book 3531, page 592; Power Line and/or Sanitary Sewer Easement in Book 4633, pagae 468, Sanitary Sewer Easement in Book 3965, page 909, and in Book 4158, pagea 34; Storm Water detention Agreement in Book 6629, page 452, Register's Office of said County.

This being the same property conveyed to Bryan E. Huddelston, unmarried by Warranty Deed from Gary F. Parkes, Married dated 6/22/98 and recorded June 29, 2001 in Book 10996, Page 206, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 224 Hillsboro Place, Nashville, TN 37215

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness my/our hand(s) this 3rd day of October, 2001.

Stacy Huddleston

Bryan E. Huddleston

~~Bryan Huddleston~~

~~Stacy Huddleston~~

STATE of TENNESSEE
COUNTY of DAVIDSON
Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Bryan E. Huddleston and wife, Stacy Huddleston the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 3rd Day of October, 2001.



My Commission Expires: 7-20-2003

Notary Public

File Number: 12109038

RETURN TO:
Title Connection , Inc.
761 Old Hickory Blvd. Suite #103
Brentwood, Tennessee 37027