WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/20/03 14:09 2pgs
Fees:13.00 Taxes:610.50

20030220-0022628

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $165,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF FEBRUARY, 2003.

Notary Public

MY COMMISSION EXPIRES: March 29, 2003

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
1st Trust Title, Inc., 116 Lineberry Boulevard, Ste. 200, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David S. Damesworth	Cavalry Mortgage	Map 92
(NAME)	(NAME)	
706 East Meadows Drive	2209 Crestmoor Road	Group 16-O-B
(ADDRESS)	(ADDRESS)	
Mt. Juliet, TN 37122	Nashville, TN 37215	Parcel 57-CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **JOHN W. BOLES**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DAVID S. DAMESWORTH, A MARRIED MAN**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 Lots 163, 164, 165, 166, 167, 168 and 169 on the plan of O.B. Hayes Second Plan of Small Lots in Nashville, of record in Plat Book 1, Page 81, Chancery Court, Davidson County, Tennessee, and further known as:

Unit No. 508 on the plan of University Square Condominium Apartments of record in Book 6900, Page 124, of the Register's Office of Davidson County, Tennessee, together with the undivided percentage interest of the common elements as shown in the Master Deed and By-Laws of record in Book 7051, Page 529, as amended in Book 7118, Page 884, of the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to John W. Boles by Warranty Deed filed for record 02/22/02, in Instrument No. 20020222-0023235, Register's Office of Davidson County, Tennessee.

Subject to all matters as shown on plat of record in Plat Book 1, Page 81, Register's Office of Davidson County, Tennessee.

Subject to Master Deed as shown of record in Record Book 7051, Page 529, and in Book 7119, Page 884, Register's Office of Davidson County, Tennessee.

Subject to By Laws as shown of record in Record Book 7051, Page 559, Register's Office of Davidson County, Tennessee.

Subject to Agreement as shown of record in Instrument No. 20020123-0009484, Register's Office of Davidson County, Tennessee.

Subject to any Homeowners Association Dues that may be assessed.

unimproved ☐
This is improved ☒ property, known as 900 19th Avenue South Condominium 508, Nashville, TN 37212
(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 14th day of February, 2003.

John W. Boles

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public, John W. Boles, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee this 14th day of February, 2003.

Commission expires: March 29, 2003

Robin L. Milbourn

Notary Public