File Box 8

WARRANTY DEED

KATHRYN B. McCLELLAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires NOV. 13, 2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$220,000.00**

Jennifer Hanchey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF JUNE, 2004.

Kathryn B. McClellan
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Michael J. Philbin, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lydia B. Fuqua	First Horizon Home Loan Corp.	**131-5-C-219CO**
(NAME) **219 Cheswick Court**	(NAME) 111 Westwood Place,Ste. 109	
(ADDRESS) **Nashville, TN 37215**	(ADDRESS) Brentwood, TN 37207	
(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, **JUDY L. HOPPE, MARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LYDIA BURR FUQUA, A MARRIED WOMAN**, 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:

A Part of the Hillsborough Condominiums tract as shown per plat of record in Book 6250, page 699, Register's Office for Davidson County, Tennessee, the part hereby conveyed being:

Unit 219 on the said section plat, as shown and described by the master Deed Establishing Horizontal Property Regime with respect to The Hillsborough Condominiums, including the Plan and the Administrative By-Laws thereunto attached and exhibited recorded in Book 6822, page 721, said Register's office, to which plat reference is hereby made for a more complete and accurate description of said property.

BEING the same property conveyed to Judy L. Hoppe by deed from John H. Upjohn, III and Gloria H. Yokley-Upham, husband and wife of record in Instrument No. 20010606-0059350, Register's Office for Davidson County, Tennessee.

The Grantor is married, but the above described property was never used as the primary residence.

This conveyance is subject to the following:
Master Deed and By-Laws of record in Book 6822, page 721
The Plan of record in Book 6250, page 699
Property Taxes for the current year

unimproved ☐

This is improved ☒ property, known as **219 Cheswick Court, 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 hand this 18th day of June, 2004.

Judy L. Hoppe by Patricia Martin Marcum, her Atty-In-Fact
Judy L. Hoppe
By: Patricia Martin Marcum, her Attorney in Fact

Davidson County DEEDWARR
Recvd: 06/22/04 15:56 2pgs
Fees:13.00 Taxes:814.00

20040622-0074101

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Patricia Martin Marcum with whom I am personally acquainted, and who, upon her oath, acknowledged herself to be the Attorney in Fact for the within named Judy L. Hoppe and being authorized to act on behalf of said person, she executed the foregoing instrument as her free act and for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 18th day of June, 2004.

Commission expires: July 21, 2007

Shannon Philbin Notary Public



My Commission Expires JULY 21, 2007