STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of July, 2004.

Notary Public

MY COMMISSION EXPIRES: October 12, 2005.
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 07/19/04 15:20 2pgs
Fees:13.00 Taxes:610.50
20040719-0086021

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

THIS INSTRUMENT WAS PREPARED BY
Mitchell A. Watts, Attorney at Law, 2400 Crestmoor Road Suite 102, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP
Jonathan Scott Davis	Thomas Todd Davis	117-3-D
224 Hillsboro Road	P.O. Box 40	GROUP
Nashville, Tennessee 37215	Shelbyville, KY 40066	PARCEL 224

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of *****One Hundred Sixty Five Thousand Dollars and Zero Cents ($165,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Melissa Marlow, a single person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Jonathan Scott Davis, a single person, an undivided one-half (1/2) interest, and to Thomas Todd Davis and Margaret R. Davis, his wife, an undivided one-half (1/2) interest, as tenants in common and not in survivorship, 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.

BEING Unit 224 on the Plan of Hillsboro Station Condominiums of record in Plat Book 6250, page 751 through 753, Register's Office for Davidson County, Tennessee, 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 and amended in Book 8140, page 689, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Melissa Marlow by deed from Bryan Huddleston and wife, Stacy Huddleston, of record as Instrument No. 20011012-0111362 in the Register's Office for Davidson County, Tennessee.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property and all matters shown on the plan of record.

unimproved ☐

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

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 I do covenant with the said Grantees that I 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 I do further covenant and bind ourselves, my 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 15th day of July, 2004.

Melissa Marlow

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Mitchell A.Watts, a Notary Public in and for said County and State, the within named Melissa Marlow, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15th day of July, 2004.

Commission expires: October 12, 2005

Mitchell A. Watts Notary Public

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee