8229

Book 13

WARRANTY DEED

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 20, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $102,000.00

Maryanna Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF JULY, 2004.

Beth Triplett
Notary Public

MY COMMISSION EXPIRES: May 28, 2006.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martha A. Rader	Bank of America, N.A.	162-9B-103
(NAME)	(NAME)	
5600 Country Drive, #190	9000 Southside Blvd. Bldg 700	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211	Jacksonville, FL 32256	
(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, Connie K. Rhodes, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Martha A. Rader, unmarried, 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 No. 190, Building 1, of Hickory Valley Condominiums, Phase 3, a horizontal property regime, established by Master Deed of record in Book 4918, Page 116, the plat of which is of record in Plat Book 5050, Page 94, and as revised in Plat Book 5200, Page 120, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Connie K. Rhodes, by deed of record in Book 9510, Page ~~464~~ 494, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 5600 Country Drive Condominium 190, Nashville, TN 37211
(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.

Davidson County DEEDWARR
Recvd: 07/12/04 13:51 2pgs
Fees:13.00 Taxes:377.40
[redacted]
20040712-0082640

Rerecord To Correct derivation

Davidson County DEEDWARR
Recvd: 08/25/04 14:12 2pgs
Fees:12.00 Taxes:0.00

RE-RECORD

20040825-0102962

Witness my hand this 6th day of July, 2004.

Connie K. Rhodes

Connie K. Rhodes

STATE OF TENNESSEE

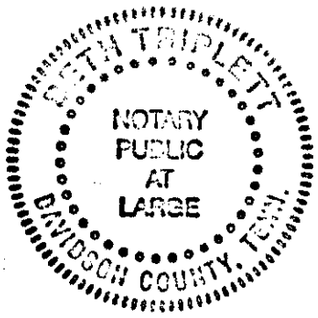
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Connie K .Rhodes 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 6th day of July, 2004.

Commission expires: May 28, 2006

Notary Public



My Commission Expires MAY 28, 2006