WARRANTY DEED

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

C. Gomez
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF JANUARY, 2005.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul Charles Gomez	Paul Charles Gomez	129-15A
(NAME)	(NAME)	
309 Sandcastle Circle	309 Sandcastle Circle	48.00
(ADDRESS)	(ADDRESS)	
Franklin, TN 37069	Franklin, TN 37069	
(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, I, **TRACI A. O'KELLEY (F/K/A TRACI A. REPATH), MARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PAUL CHARLES GOMEZ AND WIFE, CATHERINE GOMEZ,** 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:

Unit No. 48 of Belle Meade Highlands Condominium created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 7091, Page 302, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Belle Meade Highlands Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such unit.

Being the same property conveyed to Traci A. Repath, unmarried, by deed from Jerry Walter Jordan, unmarried, of record in Book 11364, page 897, Register's Office for Davidson County, Tennessee. The said Traci A. Repath has since married and is now known as Traci A. O'Kelley.

Jessie O'Kelley joins in signing this Warranty Deed to convey any and all marital rights he may have in subject property.

This conveyance is subject to (a) 2005 real property taxes which have been prorated and assumed by the grantee(s); (b) Charter of record in Book 7102, Page 223, Register's Office for Davidson County, Tennessee; (c) Master Deed and Bylaws of record in Book 7091, Page 302, Register's Office for Davidson County, Tennessee; (d) easement of record in Book 4816, Page 427, and corrected in Book 4881, Page 710, Register's Office for Davidson County, Tennessee; and (e) all matters as set forth on the Plan of record in Book 7091, Page 302, Register's Office of said County.

unimproved ☐

This is improved ☒ property, known as 21 Vaughn's Gap Road Unit 48, Nashville, TN 37205
(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 our hands this 25th day of January, 2005.

Davidson County DEEDWARR
Recvd: 01/27/05 10:35 2 pgs
Fees:13.00 Taxes:296.00
20050127-0010067

Traci A. O'Kelley

Jessie O'Kelley by Traci A. O'Kelley as Attorney in Fact

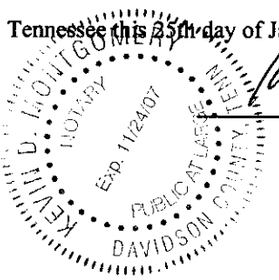
STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 25th day of January, 2005, before me personally appeared **Traci A. O'Kelley**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Jessie O'Kelley**, and who acknowledged that she executed the same as the free act and deed of **Jessie O'Kelley**.

Witness my hand and official seal at Nashville, Tennessee this 25th day of January, 2005.

Commission expires:



Notary Public

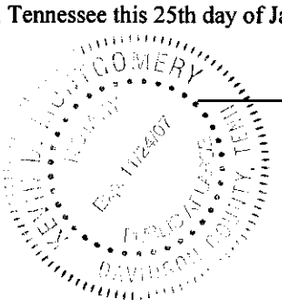
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Traci A. O'Kelley (f/k/a Traci A. Repath)**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 25th day of January, 2005.

Commission expires:



Notary Public