WARRANTY DEED

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin TN 37064

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $153,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF JANUARY, 2006.

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THOMAS SIDWELL STATE TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires NOV. 8, 2006

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Blake Swanson	New owner	
(NAME)	(NAME)	117-3A-100
3000 Hillsboro Road, #100		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(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, **KIM A. COON, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BLAKE SWANSON, UNMARRIED,** HEREINAFTER CALLED THE GRANTEE, HIS 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 Unit No. 100 as shown on the Plat of Versailles Apartments of record in Plat Book 5050, page 80, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Kim A. Coon by deed from William H. Matthews and wife, Reba H. Matthews, of record in Book 11581, page 210, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) Subject to all matters as set forth on the Plan of record in Plat Book 5050, page 80, as corrected in Book 5171, page 153, Register's Office of said County; (b) Master Deed establishing a Horizontal Property Regime of Versailles Apartments, of record in Book 5168, page 944, as amended in Book 5589, page 367; Book 5659, page 641; Book 5667, page 375; Book 7770, page 955 and in Book 8434, page 719, Register's Office for said County; and (c) Easements of record in Book 4240, page 209; Book 3531, page 592 and in Book 4158, page 34, Register's Office for said County.

unimproved ☐

This is improved ☒ property, known as 3000 Hillsboro Road, #100, 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 GRANTEE, his heirs and assigns forever; and I do covenant with the said GRANTEE that I am 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 myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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: 01/12/06 12:54 2 pgs
Fees:13.00 Taxes:566.10
20060112-0004887

Witness my hand this 4th day of January, 2006.

Kim A. Coon

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 Kim A. Coon, the bargainor, 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 Nashville, Tennessee this 4th day of January, 2006.

Commission expires: November 25, 2006

Amy Adams Gowan Notary Public

AMY ADAMS GOWAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Amy Adams Gowan
My Commission Expires
November 25, 2006
STATE OF TENNESSEE