Davidson County DEEDWARR
Recvd: 07/24/06 13:49 2 pgs
Fees:13.00 Taxes:162.43
20060724-0088843

DE LISA G. RAINEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 14, 2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$43,900.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF JULY, 2006.

Notary Public

MY COMMISSION EXPIRES: May 24th 2008
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Plantation Title, LLC, 7620 Highway 70S, Suite 214, Nashville, TN 37221

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Justin B. Nichols	**Wells Fargo Bank N.A.**	**147-03-0B-024.00 CO**
(NAME) **370 Wallace Road**	**P.O. Box 5708**	
(ADDRESS) **Nashville, TN 37211**	(ADDRESS) **Springfield, OH 45501-5708**	
(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 **Cessna Laine Christian, unmarried** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Justin B. Nichols, 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:
370 Wallace Road, Nashville, TN 37211

A certain tract or parcel of land in Davidson County Tennessee, described as follows, to wit:
Unit No. G-7, of Southern Hills 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 6594, Page 502, 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 Southern Hills Condominium as set fourth in Exhibit A-2 of said Master Deed for a more complete identification and description of such unit.

Being the same property conveyed to Cessna Laine Christian, by Quitclaim Deed, from Michael Joseph Sullivan dated January 28, 2002 and filed for record on June 11, 2002 in Instrument Number 20020611-0070643, Register's Office for Davidson County Tennessee.

Unimproved ☐

This is improved ☒ property, known as **370 Wallace Road, 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.

Witness our hands this 17th day of July, 2006

Cessna Laine Christian

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Cessna Laine Christian, unmarried,** with whom I am personally acquainted and who upon their oath acknowledged themselves to be the person(s) who executed the foregoing instrument for the purposes there contained.

Witness my hand and official seal at Nashville, Tennessee this 17th day of July, 2006.

Commission expires:

Notary Public

DE LISA G. RAINEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 14, 2009