WARRANTY DEED

KAREN SEIGMAN
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

STATE OF
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $123,000.00

Ken McMahan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF AUGUST, 2007.

Karen Seigman
Notary Public

MY COMMISSION EXPIRES: 1/24/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rodney M. Scott, Attorney, 12 Public Square, Murfreesboro, TN 37130, from information provided by the parties.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rachel E. Roberts	Rachel E. Roberts	161-11-OA-048.00
(NAME)	(NAME)	
390 Huntington Ridge Dr.	390 Huntington Ridge Dr.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37211	
(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, **JONATHAN WILLIAM BROCK and wife, MARY CATHERINE BROCK,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RACHEL E. ROBERTS, a single person,** 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:

Land in Davidson County, Tennessee, being Unit No. 48 on the plan of Huntington Ridge Townhomes, a Planned Unit Development, as of record in Book 4675, page 9, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to Jonathan William Brock, married, by Warranty Deed from Jacquolyn H. Ivey, an unmarried woman, dated March 30, 2006, filed of record on April 13, 2006, at Instrument No. 20060413-0042783, in the aforesaid Register's Office.

This conveyance is made subject to subdivision restrictions, building lines and easements as set forth in the above plan of record; Declaration of Covenants, Conditions and Restrictions of record in Book 4729, page 687, and as amended in Book 4890, page 84; HOA Charter of record in Book 4729, page 682 and as amended in Book 4890 page 84; By-Laws of record in Book 7423, page 762; and Stormwater Detention Agreement of Record in Book 9775, page 308, all of record in the Register's Office for Davidson County, Tennessee, and to the 2007 County Taxes.

unimproved ☐

This is improved ☒ property, known as 390 Huntington Ridge Dr., 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 my hand this 7th day of August, 2007.

Jonathan William Brock

Mary Catherine Brock

Davidson County DEEDWARR
Recvd: 08/23/07 16:03 3 pgs
Fees:18.00 Taxes:455.10

20070823-0101188

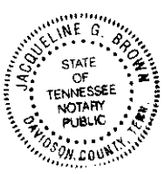
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Jonathan William Brock and Mary Catherine Brock, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained as their free act and will.

Witness my hand and official seal at Murfreesboro, Tennessee this 7th day of August, 2007.

Commission expires: 1-3-11

Jacqueline G Brown
Notary Public



NOTARY PUBLIC
AT LARGE
Jacqueline G. Brown
My Commission Expires
January 3, 2011
STATE OF TENNESSEE

STATE OF South Carolina
COUNTY OF Richland

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Mary Catherine Brock, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Columbia, ~~TN~~ SC, this 8th day of August, 2017.

Victoria Kinsey
Notary Public

My Commission expires 11/7/2016

