WARRANTY DEED

Record & Return to
Watauga Title Company
155 Franklin Road Suite 220
Brentwood, TN 37027

ERNESTINE NOELL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $108,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of January, 2008.

Notary Public

MY COMMISSION EXPIRES: 9-13-08

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Warranty Title Insurance Company, Inc., 165 Indian Lake Blvd., Ste. 106
Hendersonville, Tennessee 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kathryn R. Hollenkamp	Fifth Third Mortgage Company	097080A00200CO
(NAME)	(NAME)	
108 Lake Chateau Drive	5050 Kingsley Drive - 1M0B3A	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Cincinnati, OH 45263	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20080116

For and consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **I, Cliff Buckosh, married**, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto **Kathryn R. Hollenkamp, unmarried**, hereinafter called the GRANTEE, **his/her** 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 A-2 together with carport designated No. 2 on the Plan of Lake Chateau Condominiums, of record in Book 6250, pages 607-610, amended in Book 7025, page 380-383, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete legal description.

BEING all of the same property conveyed to Cliff Buckosh by Substitute Trustee's Deed dated November 1, 2007 from Priority Trustee Services of TN as Substitute Trustee of record in Instrument No. 20071121-0136267, Register's Office for Davidson County, Tennessee.

Grantor warrants to Grantee this is investment property and Grantors spouse has no marital rights therein.

unimproved ☐

This is improved ☒ property, known as 108 Lake Chateau Drive, Hermitage, TN 37076

(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/her 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/her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness my hand this 31st day of January, 2008.

Davidson County DEEDWARR
Recvd: 02/06/08 14:01 2 pgs
Fees:13.00 Taxes:399.60

20080206-0012468

Cliff Buckosh

08-5178

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within Cliff Buckosh,, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that Cliff Buckosh, executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 31st day of January, 2008.

Commission expires: 9-13-08

Ernestine Noell

Notary Public

