WARRANTY DEED

AFTER RECORDING PLEASE RETURN TO:
Lawyer's Escrow Service Inc.
2021 Richard Jones Rd., Suite 220
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $274,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2ND DAY OF MAY, 2008.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

SHANNON PHILLIPS
STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 5 2011

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
Betty L. Brooks	Bank of America	Map 131-7-E
(NAME)	(NAME)	
1919 Randolph Place	P.O. Box 535318	Parcel 11 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Atlanta, GA 30353	
(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, **HARRIET N. HAYS MALONE, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BETTY L. BROOKS,** 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:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 6B on the Plan of Evergreen, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 6250, page 589, and further set out as Exhibit "C" to the Master Deed of record in Book 6939, page 936, Register's Office for Davidson County, Tennessee, to which source reference is hereby made for a more complete and detailed description, together with the Apartment's appurtenant undivided interest in the general and limited common elements of the Condominiums.

Being the same property conveyed to Harriet N. Hays, married, by deed from Joyce P. Shaddix, unmarried, of record in Instrument #20040713-0083168, said Register's Office. Harriet N. Hays is now known as Harriet N. Hays Malone.

This conveyance is subject to (a) 2008 real property taxes; (b) all matters appearing on the plan of record in Book 6250, page 589, said Register's Office; (c) restrictive covenants of record in Book 6519, page 623, said Register's Office; (d) Master Deed and Bylaws of record in Book 6936, page 936, said Register's Office; and (e) Joint Roadway Agreement For Use and Maintenance of record in Book 6521, page 802, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 1919 Randolph Place, 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 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.

Davidson County DEEDWARR
Recvd: 05/07/08 09:06 2 pg
Fees:13.00 Taxes:1017.13
20080507-0046914

Witness my hand this 2nd day of May, 2008.

Harriet N. Hays Malone

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 Harriet N. Hays Malone, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 2nd day of May, 2008.

Commission expires:

Notary Public



My Commission Expires NOV. 7, 2011