WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $14,000.00

Alison L. Russell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF SEPTEMBER, 2008.

Kathy Snider
Notary Public

MY COMMISSION EXPIRES: 5-22-2010
(AFFIX SEAL)

KATHY SNIDER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires May 22, 2010

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
[illegible] HILLSBORO ROAD, STE 300
[illegible] TN 37215

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
Jackie Hatcher	SAME	Map 147-3-A
(NAME)	(NAME)	Parcel 2 CO
601 Glenpark Court		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217		
(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, **HARDING PLACE CONDOMINIUM ASSOCIATION, INC.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BARRY HATCHER AND JACKIE HATCHER, TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP,** 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 certain condominium apartment in Davidson County, Tennessee, being Unit No. A-2 of Harding Place Condominium created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and established by Master Deed of record in Book 6104, page 725, 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 Harding Place Condominium of record in Plat Book 5200, Pages 571-572, said Register's Office, all to which reference is hereby made for a more complete identification and description of said Unit.

Being the same property conveyed to Harding Place Condominium Association, Inc., by Successor Trustee's Deed of record in Instrument #20010112-0003881, said Register's Office.

This conveyance is subject to (a) 2008 real property taxes; (b) all matters appearing on the plan of record in Book 5200, pages 571-572, said Register's Office; and (c) Master Deed and Bylaws of record in Book 6104, page 725, said Register's Office.

This conveyance is also subject to Deed of Trust executed by Kevin Ridley dated January 5, 1999, filed for record in Book 11353, page 768, Register's Office for Davidson County, Tennessee to secure to Thomas Bailey one note in the original principal amount of $3,750.00.

unimproved ☐

This is improved ☒ property, known as 441 Harding Place Unit A-2, 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.

Davidson County DEEDWARR
Recvd: 09/30/08 11:15 2 pgs
Fees:13.00 Taxes:51.80
20080930-0099087

Witness my hand this 26th day of September, 2008.

Harding Place Condominium Association, Inc.

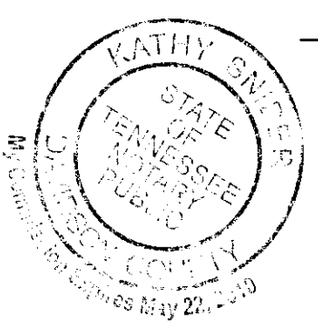
By: _____
Phil Barnett, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of said County and State, personally appeared Phil Barnett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged himself to be President of Harding Place Condominium Association, Inc., the within named bargainor, a corporation, and that he as such President executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as President.

Witness my hand and official seal at Nashville, Tennessee this 26th day of September, 2008.

Commission expires:



_____
Notary Public