File No. 210030543

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/26/10 11:47 3 pgs
Fees:18.00 Taxes:551.30
20100426-0031282

STATE OF Tennessee
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $149,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF APRIL, 2010.

Notary Public

MY COMMISSION EXPIRES: July 12, 2011
(AFFIX SEAL)

CHRISTOPHER JACKSON Notary Public At Large RUTHERFORD COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
Sidwell, Barrett, & Welch, PC
1604 Westgate Circle, Suite 3
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven Chamberlain	Steven Chamberlain	093-05-2B-054.00
(NAME) 700 Church Street 806	(NAME) 700 Church Street 806	
(ADDRESS) Nashville, TN 37203	(ADDRESS) Nashville, TN 37203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Christopher P. Whitis, Married, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto Steven Chamberlain and wife, Kerry Chamberlain, hereinafter called the grantee(s), THEIR heirs and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

BEING Unit No. 806 as shown on the Plan of BENNIE DILLON, A CONDOMINIUM, filed as Exhibit "C" to, and established by, Master Deed of record in Instrument No. 20051215-0150617, and Amended in Instrument No. 20060801-0093636, of the Register's Office of Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in said Master Deed, reference to which is hereby made for a more complete and detailed description.

NOTE: Amendment to Master Deed in Instrument No. 20060801-0093636, assigns Storage Space 1 and Parking Space 813 to said Unit 806, being herein conveyed.

Being the same property conveyed to Christopher P. Whitis, Married by Warranty Deed from Bennie-Dillon Development Company, LLC, a Tennessee Limited Liability Company, and filed for record on February 3, 2006, in Instrument No. 20060203-0013742, Register's Office for said County.

This conveyance is subject to:

Easements, restrictions and conditions, as set out in the Master Deed and By-Laws of record in Instrument No. 20051215-0150617, and Amended in Instrument No. 20060801-0093636 and Attorney's Certificate in Instrument No. 20051215-0150619, in the Register's Office for said County.

Easement as shown of record in Book 1380, Page 174, Register's Office for said County.

Lease as shown of record in Book 11011, Page 123, and Assignments of record in Book 11011, Page 128, Book 11477, Page 85 and Instrument No. 20050420-0044175 , Register's Office for said County.

Charter of Bennie Dillon Condominium Association, Inc. as shown of record in Instrument No. 20051215-0150618, Register's Office for said County.

Restrictive Covenants of record in Book 7423, Page 374, Book 8421, Page 587, Book 9208, Page 613, Book 10512, Page 464, Instrument No. 20020626-0076795 and Instrument No. 20050124-0008719, Register's Office of said County.

Catherine C. Whitis joins in this conveyance to convey any and all rights she may have in this property.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 700 Church Street 806, Nashville, TN 37203
(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(S), THEIR heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 16th day of April, 2010.

Catherine C. Whitis

Catherine C. Whitis

Christopher P. Whitis

Christopher P. Whitis

STATE OF Georgia
COUNTY OF Fulton

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Christopher P. Whitis and Catherine C. Whitis the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 16th day of April 2010.

Commission expires:

PAMELA B. WEST NOTARY PUBLIC HENRY COUNTY, GEORGIA MY COMMISSION EXPIRES MAY 13, 2011

Pamela B. West

Notary Public

File Number: 210030543

RETURN TO:
Cumberland Title
1604 Westgate Circle, Suite 3
Brentwood, TN 37027

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Custodian

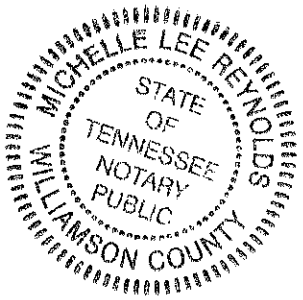
Cumberland Title

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Michelle Lee Reynolds, a notary public for this county and state, Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: June 20, 2011