WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20100034890 DEEDWARR
Recvd: 06/08/10 14:11 2 pgs
Fees: 13.00 Taxes: 120.25
20100608-0044526

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 20TH DAY OF MAY, 2010.

Notary Public

MY COMMISSION EXPIRES: February 16, 2011.
(AFFIX SEAL)

KRISTIN BROWN
STATE OF TENNESSEE NOTARY PUBLIC
BEDFORD COUNTY

THIS INSTRUMENT WAS PREPARED BY
Stones River Title Co., LLC
752 S. Church St., Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Penny L. Johns	Penny L. Johns	133160A04100C0
(NAME)	(NAME)	
270 Tampa Drive E-7	270 Tampa Drive E-7	
(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, Deborah L. Schubert and husband, Allan Schubert, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Penny L. Johns, 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 E-7, Barcelona Condominiums (NOW HARDING GLEN CONDOMINIUMS) as established under exhibit A-2 of Master Deed of record in Book 6400, Page 801, Amended in Book 9397, Page 814, Book 11509, Page 965 and Instrument No. 20070926-00114999 in the Register's Office, Davidson County, Tennessee, to which Master Deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Deborah L. Schubert by Warranty Deed dated April 30, 2009 from Studland Bay, LLC of record in Instrument No. 20090526-0048285 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO restrictive covenants, easements and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision regulations of the appropriate governmental body.

unimproved ☐

This is improved ☒ property, known as 270 Tampa Drive E-7, 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 our hands this 20th day of May, 2010.

Deborah L. Schubert

Allan Schubert

STATE OF TENNESSEE
COUNTY OF Williamson

On this 20 day of May, 2010, before me personally appeared Deborah L. Schubert and husband, Allan Schubert, to me known or who proved to me on the basis of satisfactory evidence to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal at Murfreesboro, Tennessee this 20th day of May, 2010.

Commission expires: 4/22/14

Tanya Webster
Notary Public

