File No. 110171

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $111,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF APRIL, 2011.

Notary Public

MY COMMISSION EXPIRES: 4/28/12
(AFFIX SEAL)

Rebecca Campbell
State Of Tennessee Notary Public
Sumner County

THIS INSTRUMENT PREPARED BY:
Hallmark Title Company
100 Bluegrass Commons Boulevard, Suite 115, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kelly N. Jernigan	Primary Residential Mortgage, Inc.	109-5-B-805.00CO
(NAME)	(NAME)	
3535 Bell Road 805	4750 West Wiley Post Way #200	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Salt Lake City, UT 84116	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Scott J. Nalley, a married man, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kelly N. Jernigan,a single woman, 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 No. 805 in the Williams Bend Townhomes, a Private Element Horizontal Property Regime, located on Bell Road, Nashville, Davidson County, and described in a Declaration of Covenants, Conditions and Restrictions for Williams Bend Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20021216-0154761, First Supplementary of record in Instrument No. 20030529-0072377, and Second Supplementary of record in Instrument No. 20030930-0144058, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions, and regulations imposed upon and relating to the units, property, co-owners, and tenants of Williams Bend Townhomes, a Private Element Horizontal Property Regime, contained in the said Declaration, the Plan filed as Exhibit "C" to said Declaration appearing in Instrument No. 20021216-0154761, and By-Laws appended thereto, are incorporated in this Deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Scott J. Nalley, a single man, by deed from Jennifer Colleen Sandelin a/k/a Jennifer C. Moore, unmarried, dated March 9, 2007 and recorded on March 14, 2007 in Instrument No. 20070314-0031406, Register's Office, Davidson County, Tennessee.

Jayme Nalley, wife of Scott J. Nalley, herein joins to convey and and all right and interest she may have; especially her marital rights.

Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20021216-0154761, Instrument No. 20030529-0072377, and Instrument No. 20030930-0144058, said Register's Office.

The legal description contained herein is the same as in the previous deed of record.

BILL GARRETT, Davidson County
Trans:T20110022863 DEEDWARR
Recvd: 04/19/11 08:23 2 pgs
Fees:13.00 Taxes:410.70
20110419-0029936

File No. 110171

unimproved ☐

This is improved ☒ property, known as 3535 Bell Road 805, Nashville, TN 37214

(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 my hand this 8th day of April, 2011.

Scott J. Nalley

Jayme Nalley

STATE OF TENNESSEE

COUNTY OF SUMNER

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

Witness my hand and official seal this 8th day of April, 2011.

Commission expires:

2/28/12

Notary Public

