39-B

BILL GARRETT, Davidson County
Trans: T20110069691 DEEDWARR
Recvd: 11/04/11 12:24 2 pgs
Fees: 13.00 Taxes: 759.98
20111104-0086327

STATE OF TENNESSEE
COUNTY OF

The actual consideration or value, whichever is greater, for this transfer is $205,400.00

Affiant

Subscribed and sworn to before me, this the 3rd day of November, 2011.

Notary Public

My commission expires: 13

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Lance Alleman	Pinnacle National Bank	Map 92-16-0-D, Parcel 529.00CO
1803 Broadway, #529	150 3rd Avenue S, Ste 900	
Nashville, TN 37203	Nashville TN 37201	

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, WE,

Amanda Linares, now known as Amanda Hewitt, married

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Lance Alleman, a single man

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land lying and being located in the 19th Councilmanic District of Nashville, Davidson County, Tennessee, being Unit 529 of The Bristol on Broadway, a condominium, being a portion of Lots Nos. 142 and 143 on the Plan of the Boyd Addition to Nashville recorded December 21, 1857, in Book 21, Page 39, in Register's Office for Davidson County. Tennessee, and being more particularly described according to ALTA/ACSM As-Built Survey prepared by Wamble & Associates, PLLC, dated October 4, 2002, updated on February 14, 2003. Together with all right, title and interest relating to said unit as prescribed and set forth in the Master Deed for The Bristol on Broadway, a condominium, recorded under number 20050517-0055639, as amended in Instrument No. 20060307-0026614 and further amended in Instrument No. 20070615-0071857, Register's Office for Davidson County, Tennessee. Said Master Deed and all recorded amendments and exhibits thereto being by this reference incorporated herein and made a part hereof. The interest herein conveyed includes, without limiting the generality of the foregoing, an undivided .64% interest in the Common Elements of the Bristol on Broadway Condominium.

Together with two parking stall # 184 and 192

Being the same property conveyed to Amanda Linares by Quitclaim Deed from Jesse T. Linares of record in Instrument No. 20070813-0096742, Register's Office for Davidson County, Tennessee, dated August 9, 2007. Being the same property conveyed to Amanda Linares and Jesse T. Linares, wife and husband by Warranty Deed from Joseph M. Whelan, a married man of record in Instrument No. 20060905-0109132, Register's Office for Davidson County, Tennessee, dated August 31, 2006.

** Craig Hewitt, spouse of Amanda Linares now known as Amanda Hewitt, joins in the execution of this instrument for the purpose of conveying his marital interest, if any, in the subject property.

This conveyance is subject to all covenants, conditions, restrictions, easements, agreements, planning documents and other matters of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (X) unimproved ( ) property known as 1803 Broadway, Nashville, TN 37203.

Map 92-16-0-D, Parcel 529.00CO is the parcel identification number assigned to the property by the county tax assessor's office.

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 MY/OUR HANDS EFFECTIVE AS OF November 3, 2011:

Amanda Linares now known as Amanda Hewitt

Craig Hewitt by Amanda Hewitt, AIF

**Craig Hewitt by Amanda Linares now known as Amanda Hewitt, AIF

STATE OF California)
)
COUNTY OF San Diego)

INDIVIDUAL ACKNOWLEDGEMENT

Personally appeared before me, a Notary Public of said County and State, Amanda Linares now known as Amanda Hewitt, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this the ~~3rd~~ 2nd day of November, 2011.

My Commission Expires: 07/27/2012

Notary Public

RBG-1 OFFICIAL SEAL KELSY ROSE DAMM NOTARY PUBLIC-CALIFORNIA COMM. NO. 1807723 SAN DIEGO COUNTY MY COMM. EXP. JULY. 27, 2012 RBG-1

STATE OF California)
)
COUNTY OF San Diego)

ACKNOWLEDGEMENT FOR SIGNATURE MADE BY ATTORNEY-IN-FACT

Personally appeared before me, a Notary Public of said County and State, Amanda Hewitt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged himself/herself to be the attorney-in-fact for Craig Hewitt ("Principal"), the within named grantor, and that he/she executed the within instrument for the purposes therein contained by signing his/her name on behalf of Principal as the attorney-in-fact.

Witness my hand, at office, this the 3rd day of November, 2011.

My Commission Expires: 07/27/2012

Notary Public

RBG-1 OFFICIAL SEAL KELSY ROSE DAMM NOTARY PUBLIC-CALIFORNIA COMM. NO. 1807723 SAN DIEGO COUNTY MY COMM. EXP. JULY. 27, 2012 RBG-1

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