WARRANTY DEED

ZANA C. PATTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$0.00~~ XXXXX $100,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of May, 2012.

Notary Public

MY COMMISSION EXPIRES: 9-9-14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Legacy Title and Escrow, LLC
1800 S. Rutherford Blvd., Suite 104
Murfreesboro, TN 37130
from information provided by the parties.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christina M. Hunter	Fifth Third Mortgage	142-09B-813.00-CO
(NAME)	(NAME)	
813 General George Patton Rd.	5001 Kingsley Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Cincinnati, OH 45227	
(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, I, **Clifton B. Sobel, Jr., ~~individually and~~ as Administrator of the estate of Clifton Boyle Sobel**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Christina **M. Hunter, a single person**, 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 813 together with the carport designated as 813-C on the plan of River Plantation, Section 5, Phase 1, a condominium, a Horizontal Property Regime located on General George Patton Road, Nashville, Davidson County, Tennessee of record in Plat Book 5200, Page 145, Register's Office for Davidson County, Tennessee, and described in Master Deed recorded in Book 5410, Page 248, said Register's Office, to which Plan reference is hereby made for a complete and accurate description thereof.

This being the same property conveyed to Yvette Hill Sobel and husband, Clifton B. Sobel, Sr. by Warranty Deed from Janiece H. Damesworth, an unmarried woman, dated June 30, 2004, filed of record on July 5, 2004, in Instrument No. 20040708-0081094, in the aforesaid Register's Office. Both Yvette and Clifton B. Sobel having been deceased.

This conveyance is made subject to subdivision restrictions, building lines and easements of record in Master Deed in Book 5410, Page 248, and Plat Book 5200, Page 145, in the aforesaid Register's Office; and the 2012 County Taxes.

unimproved ☐

This is improved ☒ property, known as 813 General George Patton Rd., Nashville, TN 37221
(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 15ht day of May, 2012.

Clifton B. Sobel, Jr., Administrator
Clifton B. Sobel Jr.

BILL GARRETT, Davidson County
Trans:T20120037125 DEEDWARR
Recvd: 05/21/12 12:04 2 pgs
Fees:13.00 Taxes:370.00
20120521-0043771

STATE OF TN
COUNTY OF Rutherford

Personally appeared ~~before me,~~ a Notary Public of said County and State, Clifton B. Sobel Jr., the within named bargainor, 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~~ foregoing instrument for the purposes ~~therein~~ contained as his/her/their free act ~~and will~~.

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Clifton B. Sobel, Jr., as Administrator of the estate of Clifton Boyle Sobel, the within named bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for an on behalf of Clifton B. Sobel Jr., as Administrator of the estate of Clifton Boyle Sobel, and who acknowledged the execution of the same to be the free act and deed of Clifton B. Sobel Jr..

Witness my hand and official seal at Murfreesboro, Tennessee this 15th day of May, 2012.

Commission expires:
5/17/2014

Notary Public

