# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/20/12 10:59 2 pgs
Fees:13.00 Taxes:107.30
**20120620-0053993**

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS,
**$29,000.00.**

LeAnn Maloney
Affiant

Subscribed and sworn to before me this 15th day of June, 2012

Notary Public
My Commission expires: 7/6/15
(Affix Seal)

**THIS INSTRUMENT PREPARED BY**
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

| ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: | MAP & PARCEL NUMBER: |
|---|---|---|
| Richard W. Argo | SAME | 043-10-0-B-090.00CO |
| 626 Battle Road | | |
| Nolensville, TN 37135 | | |

**WITNESSETH:** That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Noble Properties, Inc.**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Richard W. Argo and Pattie J. Argo, husband and wife**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

**Being Unit Number D90, on Plan of Madison Park Condominium, Phase II, according to the Master Deed of record in Book 5462, page 614, as corrected in Book 5608, page 551, and amended in Book 8014, age 416, Register's Office for Davidson County, Tennessee, and more particularly described in Plat Book 5200, page 179 thru 182, in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more particular description.**

**Being the same property conveyed to Noble Properties, Inc., by deed from Shellie Wallace, Successor Trustee, on March 12, 2012, of record in Instrument Number 20120321-0023912, Register's Office for Davidson County, Tennessee.**

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Book 5200, page 179, Register's Office Davidson County, Tennessee.
- Master Deed containing Covenants, conditions, and restrictions as set forth in instrument recorded in Book 5462, page 614, corrected in Book 5608, page 551 and Book 8014, page 416, Register's Office for Davidson County, Tennessee.
- Easement of record in Book 5200, page 6160, page 607, Register's Office for Davidson County, Tennessee.

This is improved property known as: **555 North Dupont Road #D-90, Madison, TN 37115**

**TO HAVE AND TO HOLD** The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 June 15, 2012.

**Noble Properties, Inc.**

**By Andy Maloney, Authorized Agent**

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 15th day of June, 2012, before me, appeared Andy Maloney, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the Authorized Agent of Noble Properties, Inc. and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said Andy Maloney acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:

7/6/15

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or 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.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 7/6/15

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY