WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120077643 DEEDWARR
Recvd: 10/12/12 10:11 2 pgs
Fees:13.00 Taxes:440.30
20121012-0093555

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF OCTOBER, 2012.

Notary Public

MY COMMISSION EXPIRES: February 22, 2016.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lighthouse Title and Escrow, LLC, 301 S Perimeter Park, Suite 212, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Colleen Meyer	Fifth Third Mortgage Company	73-16-0A/216.00
(NAME)	(NAME)	
216 Cumberland Trace	5050 Kingsley Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Ciincinnati, OH 45263	
(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, **John D. Blonshine, an unmarried man**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Colleen Meyer, an unmarried 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 all of Unit 216 as shown on the plan of record in Book 5200, page 724 Register's office of Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to John D Blonshine by Deed from Brian Maurer and Diane MacLachlan dated October 12th, 2010 and filed for record in Inst 20101020-0083905 Register's office of Davidson County, Tennessee.

Subject to any and all matters appearing on the plan of record in Book 5200, page 724 Register's Office of Davidson County, Tennessee.

Subject to any and all easements and restrictions of record in Book 6218, page 528, Inst 20090825-0080066 and Inst 20040405-0038158 and Book 6218, page 528 Register's Office of Davidson County, Tennessee.

Subject to any and all zoning regulations, building restrictions and setback lines if any and any and all easements for public utilities.

unimproved ☐

This is improved ☒ property, known as 216 Cumberland Trace, 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 10th day of October, 2012.

John Blonshine

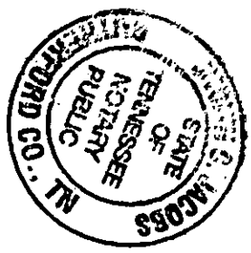
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and state, the within named John D. Blonshine the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 10th day of October, 2012.

Commission expires: February 22, 2016



Judith C. Jacobs Notary Public