WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130008900 DEEDWARR
Recvd: 02/01/13 09:11 2 pgs
Fees:13.00 Taxes:435.12

20130201-0010506

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 20, 2014

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,600.00

Connie Taylor
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF JANUARY, 2013.

Kathy Snider
Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kathleen F. Carroll and Eileen D. White	SAME	Map 103-16-C
(NAME) 4225 Harding Road Unit 107	(NAME)	Parcel 107 CO
(ADDRESS) Nashville, TN 37205	(ADDRESS)	
(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, **NATALIA A. MIELCZAREK, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KATHLEEN F. CARROLL AND EILEEN D. WHITE, TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP,** 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. 107 on the Plan of Wellington Arms, of record in Plat Book 5200, page 316, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Wellington Arms Condominium, a horizontal property regime established by Master Deed of record in Book 5721, page 241, corrected in Book 5740, page 897, amended by Instrument No. 20001205-0119242, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Natalia A. Mielczarek and B. Andes Hess, Jr. by deed dated 5/28/2002 from Jennifer L. Heumann Civello et vir Kenneth Civello of record as Instrument No. 20020529-0065092, Register's Office for Davidson County, Tennessee. B. Andes Hess, Jr., married, conveyed his interest in said property to Natalia A. Mielczarek, unmarried, of record in Instrument No. 20040401-0036979, said Register's Office.

This conveyance is subject to (a) 2013 real property taxes; (b) all matters appearing on the plan of record in Book 5200, page 316, said Register's Office; and (c) restrictive covenants of record in Book 5721, page 241, Book 5740, page 897 and Instrument No. 20001205-0119242, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 4225 Harding Road Unit 107, Nashville, Tennessee 37205
(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 30TH day of January, 2013.

Natalia A. Mielczarek
By: Bernard Andes Hess, Jr.,
Her Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30TH day of January, 2013, before me personally appeared Bernard Andes Hess, Jr., to me known to be the person who executed the foregoing instrument on behalf of Natalia A. Mielczarek and acknowledged that he executed the same as the free act and deed of Natalia A. Mielcazark.

Witness my hand and official seal at Nashville, Tennessee this 30TH day of January, 2013.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015