This instrument was prepared by:
DLO TITLE, LLC
256 Seaboard Lane Suite F-103
Franklin, TN 37067
2013020002

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, is $142,000.00

Sworn to and subscribed before me this 12th day of February, 2013.

Affiant

Notary Public

BILL GARRETT, Davidson County
Trans:T20130012296 DEEDWARR
Recvd: 02/13/13 10:46 2 pgs
Fees:13.00 Taxes:525.40
20130213-0014686

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires Jul. 20, 2015

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Lisa Freund		117-150A-161.00-CO
309 Deerwood Lane	New Owner	
Brentwood, TN 37027		

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Betty Jean Pearcy, unmarried**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Lisa Freund, unmarried** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Parcel No. 161 on the Plan of Green Hills Terrace Condominiums, of record in Plat Book 5200, page 64, Register's Office for Davidson County, Tennessee, and further described as Unit R-1 in the Master Deed for The Green Hills Terrace, a Horizontal Property Regime, of record in Book 5304, page 702, Register's Office for Davidson County, Tennessee, with By-Laws appended thereto in Book 5304, page 745, and amended in Book 7841, page 557 and Book 9830, page 181, Register's Office for Davidson County, Tennessee, all to which reference is hereby made for a more complete description, together with said unit's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Betty Jean Pearcy by Warranty Deed from Judy Blum, Executrix (under the will of L. Everett Jones, of record in Will Book 205, page 681, Probate Court Clerk's Office of Davidson County, Tennessee), of record in Book 10394, page 500, Register's Office for Davidson County, Tennessee, dated March 27, 1997, and recorded on March 27, 1997.

This is improved property known as **1900 Richard Jones Road, Apt R-1, Nashville, TN 37215.**

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____Grantor __X__ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand, this12th day of February, 2013.

Betty Jean Pearcy by Anne Simmons, AIF

Betty Jean Pearcy by Anne Simmons, attorney in fact

STATE OF Tennessee
COUNTY OF Williamson

On this 12th day of February, 2013, before me personally appeared Anne Simmons, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Betty Jean Pearcy, and acknowledged that [s]he executed the same as the free act and deed of Betty Jean Pearcy.

Witness my hand, at office, on this 12th day of February, 2013.

Notary Public

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires Jul. 20, 2015