BILL GARRETT, Davidson County
Trans:T20130041057 DEEDWARR
Recvd: 05/16/13 14:38 2 pgs
Fees:13.00 Taxes:950.90
20130516-0049609

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 257,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF May, 2013

Deputy Register

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$257,000.00.**

Affiant

Subscribed and sworn to before me, this the 27th day of March, 2013.

Notary Public

My commission expires:_____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Alice M. Jacobson	New owner	**Map 117-07-0-H Parcel 018.00CO**
3370 Hillsboro Pike		
Nashville, TN 37215		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Rebecca Brinkley, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Alice M. Jacobson, a married 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 No. 3370 on the Condominium Site Plan of Roderick Square, as of record in Book 6250, Page 928, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of Roderick Square, a Horizontal Property Regime established by Master Deed of record in Book 6867, Page 385, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Rebecca Brinkley, unmarried, by Deed from Icy B. Bynum, unmarried, dated May 9, 2005, of record in Instrument No. 20050516-0055053, Register's Office for Davidson County, Tennessee.

THIS instrument is being executed on behalf of Rebecca Brinkley, pursuant to a Power of Attorney executed by same on the 6th day of May 2012, of record in Instrument No. 20130516-0049608, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all the provisions of the Tennessee Horizontal Property Act as set out in the Master Deed , of record in Book 6867, page 385; By-Laws in Book 6867, page 394; Storm Water Detention Agreement in Book 6601, page 519, and Charter of record in Instrument No. 20121203-0110932, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This Deed has been executed and delivered to replace the original deed of conveyance between the same parties, which original deed was executed on March 27, 2013, and which has been lost. A copy of the original deed (and the original Power of Attorney under which the deed was executed) is attached hereto as Exhibit "A. This replacement deed is intended to be effective as of the date of the original conveyance.

This is improved (__X__) Unimproved (____) property, known as **3370 Hillsboro Pike, Nashville, TN 37215**

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 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/our hand(s) this 15th day of May, 2013.

Rebecca Brinkley by Diana Aubin, Attorney-in-Fact

Rebecca Brinkley by Diana Aubin, Attorney-in-Fact

State of Tennessee
County of Davidson

On this 15 day of May 2013, before me personally appeared, the undersigned, a Notary Public in and for the State and County aforesaid, the within named **Diana Aubin**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Attorney-in-Fact for **Rebecca Brinkley** and that she as such Attorney-in-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said **Rebecca Brinkley**, for the purpose therein contained, by signing the name of **Rebecca Brinkley**, by herself as Attorney-in-Fact.

Witness my hand and official seal.

Notary Public

JOHN COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My commission expires: 2/13/17