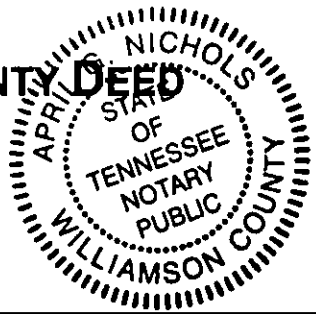
WARRANTY DEED



AT-20130119

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $180,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 10th day of June, 2013.

(Affix Seal) Notary Public

My Commission Expires: 6-28-15

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
348 Cool Springs Boulevard, Suite A
Franklin, TN 37067

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Stephen S. Ingham, Jr. and Susan G. Ingham	NEW OWNER	103.12-0C-017.00CO
3831 West End Avenue, #17		
Nashville, TN 37206		

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Jenny Duke, unmarried**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Stephen S. Ingham, Jr. and Susan G. Ingham, husband and wife**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit;

Being Unit 17, as shown in the Plat of 3831 Condominium of record in Book 5200, page 302, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements of 3831 Condominium Association, as described in Book 5699, page 857, et seq., said Register's Office.

Being the same property conveyed to Jenny Duke from Marilyn Z. Hickman, Trustee, by Warranty Deed dated May 4, 2010 and recorded April 8, 2011 in Instrument #20110408-0027294, Register's Office for Davidson County, Tennessee.

( ) unimproved
This is (X) improved property know as 3831 West End Avenue, #17, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said GRANTEE, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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.

BILL GARRETT, Davidson County
Trans:T20130050269 DEEDWARR
Recvd: 06/14/13 13:08 2 pgs
Fees:13.00 Taxes:666.00

20130614-0061064

Witness my/our hand(s) this 10th day of June, 2013

Jenny Duke

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, April G. Nichols, a Notary Public in and for said County and State, the within named Jenny Duke , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Williamson, Tennessee, this the 10th day of June, 2013.

Notary Public
My Commission Expires: 6-28-15

APRIL G. NICHOLS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY