WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130073808 DEEDWARR
Recvd: 08/27/13 08:58 2 pgs
Fees:13.00 Taxes:578.13
20130827-0090049

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $156,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF AUGUST, 2013.

GREGORY LEE FAIRBETTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 6, 2013

Notary Public

MY COMMISSION EXPIRES: 9.6.13

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney
2525 21st Avenue South, 2nd Floor
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel McKenna	Fifth Third Mortgage Company	**Map 117-3-A**
(NAME) **3000 Hillsboro Pike Apartment 134**	(NAME) 5001 Kingsley Dr.	**Parcel 134.00**
(ADDRESS) **Nashville, TN 37215**	(ADDRESS) Cincinnati, OH 45227	
(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, **SARAH C. HAGOVSKY, unmarried** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DANIEL MCKENNA,** 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. 134, on the Plan of Versailles Apartment Condominiums, according to the Master Deed of record in Book 5168, page 944, as amended in Book 7770, page 955, and Book 8484, page 719, Register's Office for Davidson County, Tennessee and more particularly described in Plat Book 5050, page 80, corrected in Book 5171m, page 153, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Sarah C. Hagovsky by Warranty Deed from Maura B. Mandyck, unmarried, filed for record September 12, 2005 in Instrument No. 20050912-0109528, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: (a) 2013 real property taxes have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 5050, page 80, corrected in Book 5171, page 153, said Register's Office; (c) Restrictive covenants contained in Book 5168, page 944, amended in Book 7770, page 955 and Book 8434, page 719, said Register's Office; (d) Charter of record in Book 5179, page 858, said Register's Office; and (e) By-Laws of record in5168, page 944, mended in Book 5589, page 367, Book 5659, page 641, re-recorded in Book 566, page 375, and amended in Book 7770, page 955 .

unimproved ☐

This is improved ☒ property, known as **3000 Hillsboro Pike Apartment 134, Nashville, TN 37215**

(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 1st day of August, 2013.

Sarah C. Hagovsky

Sarah C. Hagovsky

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, of said County, **Sarah C. Hagovsky**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 1st day of August, 2013.

Commission expires:

PAM McBROOM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 20, 2014

Pam McBroom

Notary Public