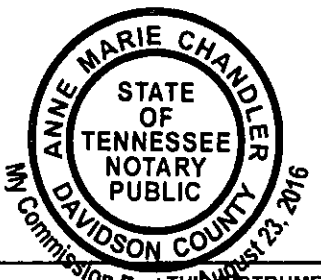
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $224,311.00

Carmen Coats
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of September, 2013.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Touchstone Title and Escrow, LLC, 318 Seaboard Lane, Suite 114, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jennifer L. Neal	SWBC Mortgage Corporation	083130B30300
(NAME)	(NAME)	
1015 Fatherland Street, #303	9311 San Pedro Ave., Suite 100	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	San Antonio, TX 78216	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, Lee Simms Davis and Julie Debow-Davis f/k/a Julie Diaba Debow, husband and wife, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Jennifer L. Neal, an unmarried woman, 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 Number 303, with a street address of 1015 Fatherland Street, Nashville, TN 37206, Unit 303, as shown on the Revised Condominium Plat which is attached to the Second Amendment to the Master Deed of 37206 Building of record as Instrument No.: 20061023-0131425 as re-recorded in Instrument Nos.: 20061101-0135575 and 20061113-0140782, amended in Instrument 20070112-0005378, and subject to all terms and conditions of the Master Deed of record in Instrument No.: 20051006-0120763, as amended, all of the Register's Office for Davidson County, Tennessee, to which plat reference is made for location of the above referenced unit.

Being the same property conveyed to Lee Simms Davis and Julie Diana DeBow, both unmarried, as joint tenants with rights of survivorship by Warranty Deed from Martin Corner, G.P., recorded on the 15th day of November, 2006 in Instrument No. 20061115-0142092, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ☐

This is improved ☑ property, known as 1015 Fatherland Street, #303, Nashville, TN 37206
(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.

BILL GARRETT, Davidson County
Trans:T20130082228 DEEDWARR
Recvd: 09/23/13 14:03 2 pgs
Fees:13.00 Taxes:829.95



20130923-0099889

Witness our hands this 16th day of September, 2013.

Lee Simms Davis

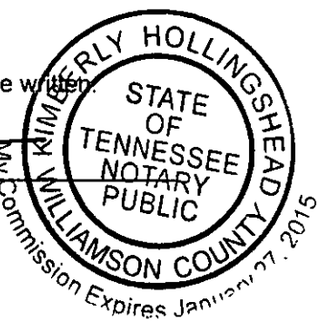
Julie Debow-Davis f/k/a Julie Diana Debow

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 16th day of September, 2013, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Lee Simms Davis and Julie Debow-Davis*** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.



My Commission Expires:

_____

Notary Public,

*f/k/a Julie Diana Debow