BILL GARRETT, Davidson County
Trans:T20130094204 DEEDWARR
Recvd: 11/04/13 14:37 2 pgs
Fees:13.00 Taxes:702.63
20131104-0114396

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $189,900.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 31st day of October, 2013 Notary Public MY COMMISSION EXPIRES: 9/21/15 (AFFIX SEAL)

LORI BUIE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 30 Burton Hills Blvd, Suite 400, Nashville, TN 372

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Catharine Lesemann	NEW OWNER	104 -02 - 1D - 205.00
(NAME)	(NAME)	
3120B Long Blvd #205		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, I/WE, **Amy K. Fenoglio,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Catharine Lesemann, unmarried,** 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 all of Unit No. 205 on the Plan of Villages at Long Boulevard I, filed as Exhibit B-1 to, and established by the Master Deed of record Instrument 20060627-0076772 and amended in Instruments 20070725-0088208 and 20081031-0108684, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common areas/elements appurtenant to said Unit as set forth in said Master Deed, reference to which is hereby made for a more complete and detailed description.

BEING the same property conveyed to Amy K. Fenoglio, unmarried by Warranty Deed from Alliance Homebuilding Group, LLC, a Tennessee limited liability company, f/k/a Urban Concepts, LLC, a Tennessee limited liability company dated May 26, 2010, of record in Instrument No. 20100527-0040968, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 3120B Long Blvd #205, Nashville, TN 37203

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, has 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 our hands this **31st** day of **October, 2013**

Amy K Fenoglio by Chris Cantrell Attorney in Fact

Amy K. Fenoglio
By Chris Cantrell, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned Notary, personally appeared **Chris Cantrell**, known to me, or proved on the basis of satisfactory evidence, to be the person who executed the foregoing instrument on behalf of **Amy K. Fenoglio**, and who acknowledged that she executed the same as the free act and deed of the said **Amy K. Fenoglio**, by virtue of a Power of Attorney, duly executed and appearing of record in Instrument # 20131104011439S, said Register's Office.

Witness my hand and official seal, this **31st** day of **October, 2013**

Notary Public

My commission expires:

JESSICA F. SPARNELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-24-2017