File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys at Law
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Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20130096805 DEEDWARR
Recvd: 11/13/13 13:58 2 pgs
Fees:13.00 Taxes:555.00
20131113-0117385

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 53027
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Jennifer M. Appelt 300 Chimney Hill Nashville, Tennessee 37221	SAME

TAX MAP-PARCEL NUMBERS: 142080B09200CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$150,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Darryl Hill and spouse, Martha Hill**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jennifer M. Appelt** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 92 of Coronado Town Home Condominium Phase IV, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200, page 217, Register's Office for said county, to which source reference is hereby made for more complete description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Darryll Hill and wife, Martha Hill by Warranty Deed from Mary E. Baker, unmarried, dated April 4, 2008 and recorded on April 24, 2008 of record in Doc. No. 20080424-0041759, Registers' Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2014, and subsequent years;. The Plan, with Owner's Certificate, of record in Plat Book 5200, Page 217, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description: The provisions of the condominium Master Deed of record in Book 4901, page 679, amended in Book 5202, page 329, Book 5306 page 241, By Laws in Book 4901 page 702 amended in Doc. No. 20100304-0016850, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters. Restrictive Covenants for Detached Structure of record in Doc. No. 20080602-0055536, said Register's Office.

This is improved property, known as: 300 Chimney Hill, Nashville, Tennessee 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 12th day of November, 2013.

Darryl Hill

Martha Hill

State of TENNESSEE
County of DAVIDSON

On this 12th day of November, 2013 , before me the undersigned authority, personally appeared Darryl Hill and Martha Hill , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $150,000.00

Affiant

Sworn and subscribed before me this the 12th day of November, 2013

My Commission Expires: _____

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

Notary Public