BILL GARRETT, Davidson County
Trans:T20130107870 DEEDWARR
Recvd: 12/31/13 08:25 2 pgs
Fees:13.00 Taxes:247.90

20131231-0130970

LORI T. WOMBLE STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY	State of Tennessee County of Rutherford The actual consideration or value, whichever is greater, for this transfer is **$67,000.00**. Affiant Subscribed and sworn to before me, this the 27th day of December, 2013. Notary Public My commission expires: 8-15-15 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Atwood & Moore, Attorneys at Law
144 Uptown Square , Murfreesboro, TN 37129

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
David Wolff **Jeff Wolff**	Same	163 11-0-A 020.00
1204 Beech Hollow Dr.		
Nashville, TN 37211		

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 ACKNOWLEDGE, I,

Alma Smith

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

David Wolff and Jeff Wolff

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 or Lot No. 20 on the Plan of Bell Forge Village, Section 2, Third Revision, as of record in Book 6900, page 250, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Jimmy O. Smith and wife, Alma Smith by deed of record in Instrument Number 210050614-0067882, of the Register's Office of Davidson County, Tennessee. The said Jimmy O. Smith being deceased and wife, Alma Smith having received the property as surviving tenant by the entirety.

The restrictions of record in Book 6040, page 538, amended in Book 6350, page 858, Book 6651, page 207, Book 7224, page 209, Book 7461, page 530, Book 7464, page 967, Book 7508, page 659, Instrument Number 20010627-0068129, Instrument Number 20010627-0068130 and Instrument Number 20061229-0160925; to the easement to Comcast of Nashville I, LLC in Instrument Number 20110620-0047275; to the easement agreement of record in Book 7224, page 246; to the QCD of common areas to HOA of record in Book 7224, page 241 and Book 7461, page 565; to the easement for Dumpster Facility of record in Book 7224, page 195; to the Charter for HOA of record in Book 7483, page 989 and amended in Book 7491, page 883, Book 8154, page 962 and Book 6887, page 495; to the Water Main Easement of record in Book 6956, page 131; to the sewer easement of record in Book 6859, page 672 and Book 6956, page 495; to the rights of others in and to common areas and elements of record; to the lien for special assessment contained in the Declarations, Covenants, Conditions and Restrictions and the Master Deed; to any HOA dues of record; to the bylaws of record in Book 6040, page 576 and Book 6306, page 644, and to any and all other matters as shown on plat of record in Plat Book 6900, page 250, of the Register's Office of Davidson County, Tennessee.

This is improved (X) Unimproved (____) property, known as **219 Hickory Forge Drive, Antioch, TN 37013**

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. The GRANTOR covenants 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 the same in 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/our hand(s) this **27th** day of **December, 2013.**

Alma Smith
Alma Smith

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, a Notary Public of said County and State, **Alma Smith,** the within named seller, 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, at office, this **27th** day of **December, 2013.**

Notary Public

My Commission Expires: 12.21.2014

