BILL GARRETT, Davidson County
Trans:T20140003513 DEEDWARR
Recvd: 01/16/14 09:38 2 pgs
Fees:13.00 Taxes:555.00
20140116-0004369

RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 01288-18542

LURA BRADY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 150,000.00

Affiant

Subscribed and sworn to before me, this 10th day of January, 2014.

Notary Public

My commission expires: 7-30-14

THIS INSTRUMENT WAS PREPARED BY
HARPETH ESCROW, LLC
117 TWO MILE PIKE
GOODLETTSVILLE, TN 37072

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
ELIZABETH J. HILL	New Owner	**142080B08100CO**
910 HOLLY FOREST		
NASHVILLE, TN 37221		

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, WE,

THOMAS E. ELLISON, unmarried

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

ELIZABETH J. HILL, 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 a condominium apartment in Davidson County, Tennessee being unit No. 81 of Coronada Condominiums, Phase Ill, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the plan of record in Book 5200, page 67, Register's Office for said County, to which source reference is hereby made for a more complete and accurate 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 THOMAS E. ELLISON, UNMARRIED, BY WARRANTY DEED FROM MICHAEL BARRY SIDES, JR. UNMARRIED, DATED 11/15/2007 AND RECORDED ON 11/19/2007 IN INSTRUMENT NUMBER 20071119-0135451, SAID REGISTER'S OFFICE FOR SAID COUNTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (X) unimproved (____) property known as 910 HOLLY FOREST, NASHVILLE, TN 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 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 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 10th day of January, 2014.

Thomas E. Ellison
THOMAS E. ELLISON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, THOMAS E. ELLISON, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of January, 2014.

Lura Brady
Notary Public

My Commission Expires: 7-30-14