Prepared by:
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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $205,000.00

Affiant

Subscribed and sworn to before me, this 6th day of February 2014

Notary Public
My commission expires: January 11, 2016

Davidson County DEEDWARR
Recvd: 02/06/14 15:53 3 pgs
Fees:18.00 Taxes:758.50
20140206-0010753

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Grace Marietta Lovell 943 Russell St. Apt C Nashville TN 37206	Same	081120B46100CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Arthur B. Hammond, a married person hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to Grace Marietta Lovell , unmarried hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit No. 223 Werthan Lofts IV & V Condominiums as established under Master Deed of record in Instrument Nos. 20070117-0006776 and amended in 20071220-0146056 which was corrected in Instrument No. 20080118-0006036 and further amended in Nos. 20080211-0013846; 20010609-0044280; 20110713-0053571; 20120723-0064381 and 20131230-0130918 Register' s Office for Davidson County, Tennessee to which master deed referenced is hereby made for a more particular description.

Being the same property conveyed to Arthur B. Hammond by deed from Werthan IV, LLC of record in Instrument NO. 20080625-0065573 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2014 taxes, a lien which are not yet due and payable. 2) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Instrument Nos. 20070117-0006776 and amended in 20071220-0146056 which was corrected in Instrument No. 20080118-0006036 and further amended in No. 20080211-0013846; 20010609-0044280; 20110713-0053571; 20120723-0064381 and 20131230-0130918, Register's Office for Davidson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of Werthan Lofts Condominiums 3) Easements of record in Instrument Nos. 20070103-001325; 20020425-0051069; 20031027-0157822; 20080111-0003459; 20031023-0157113; 20040521-0059936; 20040712-0082926; 20050202-0012489;

20051230-0156950; 20060901-0108138; 20070117-0006776; 200712230-0146056; 20080118-0006036; 20080111-0003459; 20031023-0157114; 20070906-0106750; 20061113-0139884; 20061113-0139906; 20050202-+0012491; 20080117-0005376; 20080118-0005860; 20080211-0013846; 20051021-0127560; Book 21 Page 105; Book 9183 page 130 Book 11635 Page 280 Book 4718 Page 619; Book 175 page 137; Book 1291 Page 593 4) License Agreement of record in Instrument No. 20090526-0048069 5) Easement for Parking of record in Instrument No. 20050202-0012491 6) Easement for 15 foot alley of record in Book 4718 page 615 7) All matters appearing on plan of Werthan Lofts of record in Instrument No. 200701030001325 Register's Office for Davidson County, Tennessee

This property is improved property known as 1350 Rosa L. Parks Blvd., Unit 223, Nashville, Tennessee 37208-0000

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this 6th day of February, 2014.

Arthur B. Hammond

Sheryl W. Hammond, who joins in this conveyance for the sole purpose of waiving any marital interest that she may have

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Arthur B. Hammond and Sheryl W. Hammond , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 6 day of February, 2014.

Notary Public

My Commission expires: 2/28/15

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

FILE NO: 08056

I, Rosemary Smithson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Amy Cross Nance, a notary for this county and state, Rosemary Smithson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 2/23/15.

