THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Davidson
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 189,000.00. Nejra Dobric Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF May 2014 Notary Public MY COMMISSION EXPIRES: March 6, 2016 (AFFIX SEAL)

R. L. MOORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nejra Dobric	New Owner	MAP
114 Hillsboro Place		PARCEL 117030C11400
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Terrah Foster Akard**

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

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. 114, on the Site plan of Hillsboro Place Condominiums, of record in Plat Book 5200, Pages 757 and 758, said Register's Office, reference to which is hereby made for a more complete description of said Unit.

Being the same property conveyed to Terrah L. Foster, unmarried by Warranty Deed dated 11/18/2004 from Linda Layne, unmarried of record in Instrument 200411240141054, Register's Office for Davidson County, Tennessee. Terrah L. Foster is now known as Terrah Foster Akard. This property is not the usual place of residence of the grantor herein.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **114 Hillsboro Place, Nashville, TN 37215.**

BILL GARRETT, Davidson County
Trans:T20140038440 DEEDWARR
Recvd: 06/02/14 15:11 2 pgs
Fees:13.00 Taxes:699.30
20140602-0047440

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 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~~ ~~hand(s)~~ this the 30th day of May, 2014.

Terrah Foster Akard

Terrah Foster Akard

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Terrah Foster Akard** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 30th day of May, 2014.

My Commission expires: March 8, 2016

Notary Public

R. L. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSE