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BILL GARRETT, Davidson County
Trans:T20140043636 DEEDWARR
Recvd: 06/19/14 15:17 2 pgs
Fees:13.00 Taxes:1058.20
20140619-0053777

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

Christy Wilkins Ivey *Percy Wilkins, Jr. (retired)*

W & I Ref:(_____) Title No: 53500
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Rosemary Rouse Schulz 2215 Westview Dr. Nashville, TN 37212	SAME

TAX MAP-PARCEL NUMBERS: 104100D00500CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$286,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Tianhui Hu and wife, Hanwei Cao, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Rosemary Rouse Schulz 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. 9-A on the Plan of Westview Park Condominiums, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, of record in Book 6250, Page 388 and shown as Exhibit "D" to the Master Deed of record in Book 6522, Page 493, Register's Office for said County, to which reference is hereby made for a 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 Tianhui Hu and wife, Hanwei Cao by deed from Stephen A. Tilisch and Mary Elizabeth Morley, as tenants in common with the right of survivorship, dated August 27, 2003, recorded September 4, 2003 in Instrument No. 20030904-0128608, Register's 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 Book 6250, Page 388, 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 6522, page 493, amended in Instrument No. 20110614-0045523, corrected by Scrivener's Affidavit of record in Instrument No. 20120224-0016299, 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.

This is improved property, known as: 2215 Westview Drive, Nashville, Tennessee 37212

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 17th day of June, 2014.

Tianhui Hu

Hanwei Cao

State of TENNESSEE

County of DAVIDSON

On this 17th day of June, 2014 , before me the undersigned authority, personally appeared Tianhui Hu and Hanwei Cao, 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: _____

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

Notary

State of TENNESSEE

County of Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $286,000.00

Matt Shanklin
Affiant

Sworn and subscribed before me this the 17TH day of June, 2014

My Commission Expires: _____

CHAD I. PEARMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 06-21-2016

Notary Public