BILL GARRETT, Davidson County
Trans:T20140049666 DEEDWARR
Recvd: 07/11/14 12:45 3 pgs
Fees:18.00 Taxes:702.63

20140711-0061287

WARRANTY DEED

JANE GRAZER RUTHERFORD COUNTY NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $189,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July, 20 14

Notary Public

MY COMMISSION EXPIRES: 8/16/14
(AFFIX SEAL)

MST 2014-0558

THIS INSTRUMENT WAS PREPARED BY:
James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jodie Greene	same address	117070H-012.00
(NAME)	(NAME)	
3362 Hillsboro Pike	as new owner	
(ADDRESS)	(ADDRESS)	
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, WE, **Peter C. Marshall, Jr., unmarried, and Peter C. Marshall, Sr. and wife, and Carol J. Marshall,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jodie F. Greene,** **a single 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 Unit No. 3362 on the Plan of Roderick Square, of record in Plat Book 6250, Page 928, Register's Office, Davidson County, Tennessee, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Roderick Square, a horizontal property regime established by Master Deed of record in Book 6867, Page 385, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Peter C. Marshall, Jr., unmarried, Peter C. Marshall, Sr. and wife, Carol J. Marshall by deed from Glen S. Siegel, married of record in Instrument No. 20060718-0086133 Register's Office for Davidson County, Tennessee, dated July 11, 2006 and recorded on July 18, 2006.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable. Subject to all matters shown on the Plan of record in Plat Book 6250, Page 928, Register's Office for Davidson County, Tennessee. The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the 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 buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Roderick Square of record in Book 6867, Page 385, Register's Office for Davidson County, Tennessee. Charter of Roderick Square Condominiums of record in Instrument Number 20121203-0110932, in the Register's Office for Davidson County, Tennessee. Storm Water Detention Agreement of record in Book 6601, Page 519, in the Register's Office for Davidson County, Tennessee.

This property, known as 3362 Hillsboro Pike, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my/our hand(s) this 7th DAY OF July, 2014.

Peter C. Marshall, Jr.

Peter C. Marshall, Sr. by Peter C. Marshall, Jr., Attorney in Fact

Carol J. Marshall by Peter C. Marshall, Jr., Attorney in Fact

STATE OF Texas
COUNTY OF Dallas

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Peter C. Marshall, Jr., Attorney-in-Fact for Peter C. Marshall, Sr. and Carol J. Marshall, the within named bargainor/s, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that s/he executed the foregoing instrument on behalf of and as Attorney-in-Fact for the said Peter C. Marshall, Sr., and Carol J. Marshall, as his/her free act and deed for the purposes therein contained.

Witness my hand and official seal, this the 7th day of July, 2014.

Notary Public

My Commission Expires: 05-02-2018

(SEAL)

CAROLYN NELL JUNGE
NOTARY PUBLIC
STATE OF TEXAS
Comm. Exp. 05-02-2018

STATE OF Texas
COUNTY OF Dallas

Before me, the undersigned, a Notary Public in and for State and County, personally appeared Peter C. Marshall, Jr., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Dallas, Texas, the 7th day of July, 2014.

Carolyn Nell Junge
Notary Public

My Commission Expires: 05-02-2018

(SEAL)

CAROLYN NELL JUNGE
NOTARY PUBLIC
STATE OF TEXAS
Comm. Exp. 05-02-2018