

State of Tennessee
County of Davidson County, Tennessee

The actual consideration or value, whichever is greater, for this transfer is **$145,000.00.**

Affiant

Subscribed and sworn to before me this the 28th day of July, 2014.

Notary Public

My commission expires: 11-3-2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Gregory S. Perrone, PC, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Susan Thackeray, Trustee	**Susan Thackeray, Trustee**	**131-02-0A-011 CO**
151 Princess Circle	**151 Princess Circle**	BILL GARRETT, Davidson County Trans:T20140054793 DEEDWARR Recvd: 07/29/14 14:02 2 pgs Fees:13.00 Taxes:536.50 20140729-0067396
Franklin, TN 37064	**Franklin, TN 37064**	

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 ACKNOWLEDGED, WE,

Liann L. Hagy, unmarried

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

Susan Thackeray, Trustee of the Thackeray Family Revocable Trust and Jeffrey Thackeray, Trustee of the Thackeray Family Revocable Trust, U/A/D April 17, 2014, with full power to mortgage, sell, transfer and convey without the joinder of any beneficiary

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson County, Tennessee COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 2 Building C of Hobbs House Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the plan to the Master Deed of record in Book 4595, page 74, amended in Book 5200, page 54, Register's Office for said County, to which reference is hereby made for a more complete description thereof, 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 Liann L. Hagy, unmarried, by Warranty Deed from Michael B. Shipley and Carolyn C. Shipley, husband and wife, dated October 24, 2008, of record in Instrument No. 20081030-0108358, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved property known as **2116 Hobbs Road, Unit C-2, Nashville, TN 37215.**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is 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 Grantee, his 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 28th day of July, 2014.

Liann L. Hagy
By: Gregory S. Perrone, her Attorney in Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Gregory S. Perrone, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who upon his/her oath acknowledged to be the Attorney-in-fact for Liann L. Hagy, the within named bargainor(s), and that he as such Attorney-in-fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Liann L. Hagy, the within named bargainor(s) by the said Gregory S. Perrone, as such Attorney-in-fact.

Witness my hand and official seal at office in Brentwood, Tennessee on this the 28th day of July, 2014.

Notary Public

My Commission Expires: 11/3/2015

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY