WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 3rd day of September, 2014

Notary Public

MY COMMISSION EXPIRES: June 14, 2015 (AFFIX SEAL)

RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 61288-22147

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, 30 Burton Hills, Suite 400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Elizabeth Brook Money, an unmarried woman	Guaranty Trust Company	082 13 0A 015.00
(NAME) 1012 9th Ave North	(NAME) 316 Robert Rose Drive	
(ADDRESS) Nashville 37208	(ADDRESS) Murfreesboro, TN 37129	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Two Hundred Fifty Thousand And No/100 Dollars ($250,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Dan Hochhalter and Crystal Hochhalter**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Elizabeth Brook Money, an unmarried 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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:
Land in Davidson County, Tennessee being Lot No./Unit No. C-4, Row 8.9 Condominiums of record in Plat Book 20020718-0086526, Re-subdivision of Lot 1 of the Re-subdivision of a portion of Lots No. 5 and 93 of Balch and Whiteside's Addition to Nashville, and further described in Master Deed establishing a horizontal property regime of Row 8.9 Condominiums of record in Instrument No. 20011121-0128062, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.
Being the same premises conveyed to Daniel G. Hochhalter, Unmarried by Warranty Deed from Michele L. Coomer, Unmarried dated May 30, 2006 and recorded June 2, 2006 as Instrument No. 20060602-0065319, in said Register's Office for Davidson County, Tennessee. *Being re-recorded July 31, 2006 as Instrument No. 20060731-0092556 to correct the Grantees middle initial and the property address.*

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

File Number: GRN-141091

BILL GARRETT, Davidson County
Trans:T20140067391 DEEDWARR
Recvd: 09/10/14 11:28 2 pgs
Fees:13.00 Taxes:925.00
20140910-0082880

unimproved ☐

This is improved ☒ property, known as 1012 9th Ave North, Nashville, TN 37208

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, has 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 hands this 3rd day of September, 2014.

X _____
Dan Hochhalter

X _____
Crystal Hochhalter

STATE OF TENNESSEE

COUNTY OF COUNTY

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state.Dan Hochhalter and Crystal Hochhalterthe within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 3rd of September, 2014.

_____
Notary Public

My Commission Expires:

(SEAL)

SELINA HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON, TENN
My Comm. Expires May 5, 2015

File Number: GRN-141091