PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Attorneys at Law
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746
Email

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20140086976 DEEDWARR
Recvd: 11/18/14 15:44 2 pgs
Fees:13.00 Taxes:425.50
20141118-0106413

W & I Ref: (DM) Title No.: 57045
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Byron C. Roberts Susan H. Roberts P.O. Box 150791 Nashville, TN 37215	SAME

TAX MAP PARCEL NUMBERS: 128-12-A330 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$115,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David H. Lewis and Florence A. Lewis, tenants in common with right of survivorship,** hereinafter called the **Grantor**, have bargained and sold, and by these presents do hereby transfer and convey unto **Byron C. Roberts and Susan H. Roberts, husband and wife,** 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. 330 The Westfield Condominiums (formerly The Hamlet), a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on The Plan of record in Book 6250, page 590, revised in Book 6250, page 748, further set out on the site plan of record in Book 6831, page 982, Register's Office for said County, to which source reference is hereby made for more complete details of 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 David H. Lewis and Florence A. Lewis as tenants in common with right of survivorship by Warranty Deed from Deborah Brown, an unmarried woman, dated September 4, 2009 and recorded on September 11, 2009, of record in Doc. No. 20090911-0085007, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

Taxes for 2015, and subsequent years. Said taxes are neither due nor payable. Tax Reference numbers: 128-13-A-330 CO; The Plan of record in Book 6250, page 590, revised in Book 6250, page 748, further set out on the site plan of record in Book 6831, page 982, said Register's Office, which Plan shows minimum building set back lines and easements, to which Plan reference is made for a complete description; Subject to the provisions of the condominium Master Deed of record in Book 6678, page 771, Book 6736, page 110, Book 6801, page 962, Book 6831, page 982, Book 7271, page 256, 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, to which Master Deed reference is hereby made for more particulars; but deleting any covenant, condition, conditions or restrictions would violate 42 USC 3604c.

This is improved property, known as 330 Westfield Drive, Nashville, TN 37221

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 November, 2014.

David H. Lewis

Florence A. Lewis

State of Tennessee

County of Davidson

On this 17th day of November, 2014, before me the undersigned authority, personally appeared David H. Lewis and Florence A. Lewis, 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: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES: March 3, 2015

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $115,000.00.

Affiant

Sworn and subscribed before me this 17th day of November, 2014.

My Commission Expires: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES: March 3, 2015

Notary