WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140090555 DEEDWARR
Recvd: 12/03/14 11:56 2 pgs
Fees:13.00 Taxes:878.75
20141203-0110858

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $237,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF DECEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 8, 2017

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney
2525 21st Avenue South, 2nd Floor
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DGI Properties, LLC	DGI Properties, LLC	
(NAME)	(NAME)	116-12-K-1.00CO
3900 Wallace Lane	2929 Sidco Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Nashville, TN 37204	
(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, **MATTHEW FREIJE, MARRIED,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DGI PROPERTIES, LLC,** 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:

BEING a certain condominium apartment in Davidson County, Tennessee, being Unit No. 1 of the Wallace Close Condominiums, a Horizontal Property Regime created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed and By-Laws for Wallace Close Condominiums, of record in Instrument No. 20041230-0155035, Register's Office for Davidson County, Tennessee, included without limitation the By-Laws appended thereto, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the Plan as set out on Exhibit "E" to the Master Deed of Wallace Close Condominiums, of record in Instrument No. 20041230-0155035, said Register's Office, for a more complete identification and description of said Unit.

BEING the same property conveyed to Matthew Freige by Warranty Deed from The James Walter Pickle Charitable and Foundation, filed of record on April 21, 2005, in Instrument No. 20050318-0029819, and re-recorded in Instrument No. 20050421-0044355, Register's Office for Davidson County, Tennessee. The grantee's name was inadvertently spelled incorrectly on the deed, and it should have been Matthew Freije.

The said property is not marital status property.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: (a) 2014 real property taxes have been paid, prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 4350, page 166, said Register's Office; (c) Restrictive covenants contained in Instrument No. 20041230-0155035, Instrument No. 20050301-0022155, and Instrument No. 20050301-0022156, said Register's Office; and (d) Charter of record in Instrument No. 200502100015356, said Register's Office.

unimproved
This is improved x property, known as **3900 Wallace Lane, 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 hand this 1st day of December, 2014.

Matthew Freije

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, of said County, Matthew Freije, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 1st day of December, 2014.

Commission expires:



Notary Public