BILL GARRETT, Davidson County
Trans:T20150010205 DEEDWARR
Recvd: 02/10/15 09:11 3 pgs
Fees:18.00 Taxes:736.30
20150210-0012111

Prepared By & Return To:
Clarity Title, LLC
100 Hazel Path Suite C
Hendersonville, T N 37075
14-10045

STATE OF TN
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 199,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29 DAY OF Jan., 2015.

Notary Public

Commission Expiration: 5/8/18

DEANNA GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
502 Loyola Drive Land Trust 502 Loyola Dr Nashville, TN 37205	502 Loyola Drive Land Trust 502 Loyola Dr Nashville, TN 37205	129110A-50200CO

WARRANTY DEED

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,

Eugenia M. Thompson, unmarried and
Elisa T. Irving, unmarried, nka Lisa T. Hart, married

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Elizabeth Tannenbaum, Co-Trustee and Danielle Irene Tannenbaum, Co-Trustee of the 502 Loyola Drive Land Trust U/A/D January, 26, 2015

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:

See Exhibit A Attached

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantees herein.

E. M. T.
E. T. H.

This is improved property known as 502 Lovola Drive, Nashville, TN 37205

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 I do covenant with the said GRANTEES that I am 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 I do further covenant and bind myself, my 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 27 day of January, 2015.

Eugenia M. Thompson

Eugenia M. Thompson

Elisa D. Irving Lisa D. Hart

Elisa T. Irving, nka Lisa T. Hart

*** Elisa T. Irving, unmarried, nka Lisa T. Hart, married, not joined in by her spouse David A. Hart as this property does not constitute marital residence.**

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Eugenia M. Thompson, and Elisa T. Irving nka Lisa T. Hart,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 27 day of January, 2015.

Notary Public

My Commission Expires
March 20, 2018

Commission Expiration:

JAKE CRUM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

LEGAL DESCRIPTION
EXHIBIT "A"

Being Unit No. 502 created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated and as established by a Master Deed of record in Book 6042, page 602, as amended by Amendment to Master Deed of record in Book 6071, page 149, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit described in said Master Deed. Reference is herby made to the plat for Phase I-A of Lot No. 2, the Cloister at Saint Henry, of record in Book 5200, page 529, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed in fee simple interest to Eugenia M. Thompson, unmarried, and Elisa T. Irving, unmarried, on 03/29/2011 by deed from St. Henry's Property Development, Inc., filed for record on 04/05/2011 in Instrument No. 20110405-0026185, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Eugenia M. Thompson, unmarried, and Elisa T. Irving, unmarried, by Sublease in regard to leasehold interest, from Amos H. Postell, filed for record on 10/17/2005 in Instrument No. 20051017-0124903 in the Register's Office for Davidson County, Tennessee.

E.M.T.
E.I.H.