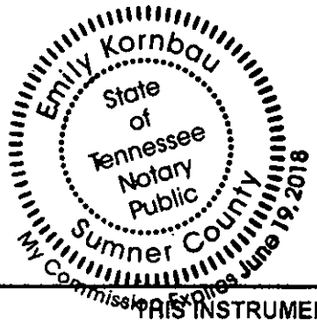
WARRANTY DEED



STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $207,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 day of March, 2015.

Notary Public

MY COMMISSION EXPIRES: 6/19/2018
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Michael J. Philbin P.C., Lawyer's Escrow Service, Inc., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jonathan Harris	New Owner	117030A05000CO
(NAME)	(NAME)	
3000 Hillsboro Pike, Unit 50		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(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, **Robert M. Anderson III and Jason P. Anderson being the sole heirs at law of Cecelia Jane Puckett Anderson and therefore owners of a one half (1/2) undivided interest each as tenants in common**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jonathan Harris**,* 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:

*married

Located in Davidson County, Tennessee, being Unit 50, on the plan of Versailles Apartments, Condominium Apartments, of record in Plat Book 5050, Page 80, as corrected by Surveyor's Certificate of Correction of record in Book 5171, Page 153,in the Register's Office for Davidson County, Tennessee, and further established by Master Deed and By-Laws of record in Master Deed and By-Laws filed for record in Book 5168, Page 944, as amended of record in Book 5659, Page 641, as amended of record in Book 5659, Page 641, amended of record in Book 5667, Page 375, as amended of record in Book 7770, Page 955, as amended of record in Book 8434, Page 719, in said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jane P. Anderson, Unmarried by Warranty Deed dated 05/09/1986 from Marie C. Hobbs, Unmarried of record in Book 6859, Page 1, Register's Office for Davidson County, Tennessee. The said Cecelia Jane Puckett Anderson a/k/a Jane P. Anderson died intestate on September 13, 2014. The Grantors hereinabove are decedent's sole heirs at law and as such succeeded to ownership of the property as tenants in common upon decedent's death.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

unimproved ☐

This is improved ☑ property, known as 3000 Hillsboro Pike, Unit 50, 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.

BILL GARRETT, Davidson County
Trans:T20150023160 DEEDWARR
Recvd: 03/30/15 15:19 3 pgs
Fees:18.00 Taxes:767.75

20150330-0027371

Witness our hands this 21st day of March, 2015.

Robert M. Anderson , III

State of Texas

County of Fort Bend

On this 21 day of March, 2015, before me, a Notary public in and for said County and State, personally appeared Robert M. Anderson, III, individual(s) who executed the foregoing instrument and acknowledged the examination and reading of the same and did sign the foregoing instrument, and acknowledged that the same is said individual(s) free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Notary Public
My Commission Expires: 8/1/17

NOTARY PUBLIC STATE OF TEXAS
JULIAN E SAN MIGUEL
My Commission Expires
August 1, 2017

Witness our hands this 23rd day of March, 2015.

Jason P. Anderson

State of MD

County of MONTGOMERY

On this 23rd day of March, 2015, before me, a Notary public in and for said County and State, personally appeared Jason P. Anderson, individual(s) who executed the foregoing instrument and acknowledged the examination and reading of the same and did sign the foregoing instrument, and acknowledged that the same is said individual(s) free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Notary Public
My Commission Expires: 04/30/2018

Manish Thanki
Notary Public State of Maryland
Commission Expires 4/30/18

