WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,000.00.

Ashley Reiss
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF APRIL, 2015.

Notary Public

MY COMMISSION EXPIRES: 6-26-16
(AFFIX SEAL)

RYAN A. RAFOTH NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

G-VRES-15-2600-155

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
F. David Vreeland and Mary Glenn Vreeland	New Owner	
(NAME)	(NAME)	117-03-0H-155.00-CO
1025 Cobbler Court		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 04/20/15 10:54 3 pgs
Fees:18.00 Taxes:1017.50
20150420-0034846

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **KELLY BOUDREAUX AND ALLYSON BOUDREAUX, HUSBAND AND WIFE,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **F. DAVID VREELAND AND MARY GLENN VREELAND, HUSBAND AND WIFE,** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit#155 and Storage Space #221 on the Plan of The Enclave at Hillsboro Village Condominiums, as established under Master Deed of record in Instrument 20051005-0119789 as amended in Instrument 20060210-0016562, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Kelly Boudreaux and Allyson Boudreaux, husband and wife by Special Warranty deed from Nashville Enclave Apartments, L.P of record in Instrument No. 20060914-0114114 Register's Office for Davidson County, Tennessee, dated September 11, 2006 and recorded on September 14, 2006.

This conveyance is subject to:
- Taxes for the year 2015 and subsequent years a lien, not yet due and payable.
- All conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of The Enclave at Hillsboro Village, a Condominium Development of record in Instrument Number 20051005-0119789 as amended in Instrument No. 20060210-0016562 and Instrument No. 20060919-0116052, Register's Office for Davidson County, Tennessee.
- Quitclaim Deed for open space of record in Instrument Number 20070919-0111937 and Scriveners Affidavit of record as Instrument No. 20071002-0117298, in the Register's Office for Davidson County, Tennessee.
- Stormwater Detention Agreement of record in Instrument Number 20040312-0028775, Instrument No. 20060228-0022027 and Instrument No. 20060406-0039476, in the Register's Office for Davidson County, Tennessee.
- Charter of record in Instrument Number 20050926-0115605 and Instrument No. 20050928-0116816, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **2600 Hillsboro Pike #155 , Nashville, Tennessee 37212**.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this the 17th DAY OF APRIL, 2015.

Kelly Boudreaux by John Gleaves,
Attorney in Fact

Allyson Boudreaux by John Gleaves,
Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Gleaves , to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of KELLY BOUDREAUX AND ALLYSON BOUDREAUX, and who acknowledged he/she/they executed the same as the free act and deed of the said KELLY BOUDREAUX AND ALLYSON BOUDREAUX.

Witness my hand and official seal, this the 17th of April, 2015.

Notary Public
My Commission Expires: _____
(SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

True Copy Certification

I, Dora Mobley, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN

County of Williamson

Personally appeared before me, Ryan A. Rafoth, a notary public for this county and state, Dora Mobley who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 06-26-16

Notary' Seal (if on paper)

