BILL GARRETT, Davidson County
Trans: T20150039221 DEEDWARR
Recvd: 05/20/15 11:07 2 pgs
Fees: 13.00 Taxes: 495.80
20150520-0046518

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $134,000.00

Affiant

Subscribed and sworn to before me, this 15th day of May, 2015.

Notary Public

My commission expires: 10/18/16

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
WILLIAM H. HILL	Regions Bank dba Regions Mtg.	**095020A22600CO**
226 COTTAGE PLACE	2050 Parkway Office Circle	
NASHVILLE, TN 37214	Birmingham, AL 35244	

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 ACKNOWLEDGE, WE,

MICHAEL JARED FOLLOWILL, A MARRIED MAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

WILLIAM H. HILL, AN UNMARRIED MAN

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 Unit No. 44 on the Plan of Cottage Place Condominiums, a Horizontal Property Regime, of record in Book 6520, Pages 816-823, Register's Office of Davidson County, Tennessee, created under Title 66, Section 27-101 et seq., as amended, and established by Master Deed, Declarations of Covenants, Conditions and Restrictions of record in Book 6520, Page 745, said Register's Office, as amended by amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6569, Page 212, said Register's Office, and by Second Amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6636, Page 722, and by Third Amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record Book 6902, Page 829, said Register's Office, together with an undivided interest in the common elements, all to which reference is hereby made for a more complete description and identification of such Unit.

BEING THE SAME PROPERTY CONVEYED TO MICHAEL JARED FOLLOWILL, AN UNMARRIED MAN, WARRANTY DEED FROM CATHERINE SMITH, DATED 12/05/2005 AND RECORDED ON 12/14/2005 IN INSTRUMENT NUMBER 20051214-0150334, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. MARTHA FOLLOWILL JOINS IN THIS CONVEYANCE TO TRANSFER ANY AND ALL INTEREST SHE MAY HAVE IN THE PROPERTY WHETHER MARITAL OR OTHERWISE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 226 COTTAGE PLACE, NASHVILLE, TN 37214.

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 in 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/our hand(s) this 15th day of May, 2015.

MICHAEL JARED FOLLOWILL

MARTHA FOLLOWILL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, MICHAEL JARED FOLLOWILL AND MARTHA FOLLOWILL the within named Grantor(s), 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, at office, this 15th day of May, 2015.

Notary Public

My Commission Expires:_____

JANA DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires March 1, 2016