BILL GARRETT, Davidson County
Trans:T20150042908 DEEDWARR
Recvd: 06/02/15 11:51 3 pgs
Fees:18.00 Taxes:636.40
20150602-0051066

268

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Wedgewood Development I, Inc. 2100 Old Taylor Road Unit 231 Oxford, MS 38655	New Owner	Unit 1 Map and Parcel 104080D005.00CO Unit 2 Map and Parcel 104080D006.00CO

This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205. Prepared from information furnished by the parties hereto without the benefit of a title examination

WARRANTY D E E D

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, W. N. Notestine, Trustee of the Notestine Family Trust with full power to mortgage, convey and encumber without joinder of any beneficiary (The "Grantor") has bargained and sold and by these presents does transfer and convey unto Wedgwood Development I, LLC, a Mississippi limited liability company: (The "Grantee"), it's successors and/or assigns certain tracts or parcels of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, Being Unit No. 5 and Unit No. 6, on the Condominium Site Plat, Le Ritz Condominiums of record in Plat Book 6200, Page 316, said Register's Office, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to W.N. Notestine, Trustee of the Notestine Family Trust by deed from Melissa J. Notestine of record in Instrument No. 20140402-0027069, Register's Office for Davidson County, Tennessee.

These are improved real properties commonly known as 1823 and 1825 Wedgewood Avenue, Nashville, Tennessee 37212.

This conveyance is subject to the following:

1. Taxes for the year 2015 and subsequent years.
2. Deeds of Trust in favor of Greentree Financial Services.
3. Master deed and restrictions of record.

As part of the consideration for this conveyance, Grantee agrees to assume payment of all sums owed to Greentree Financial Services which has an approximate balance of $172,000.00. W. N. Notestine is the same trustee as stated in the prior deed of record and is the Trustee of the Notestine Family Trust.

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration or value, whichever is greater
(for this transfer is $172,000.00.
(
(
(
(Subscribed and sworn to before me
(this 31st day of May, 2015.
(
(
(
(My Commission Expires: 1-11-19
(

Affiant

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and/or assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind itself, its successor and/or assigns, to warrant and forever defend the title to the Property to the said Grantee, its successor and/or assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Warranty Deed to be executed this 26th day of May, 2015.

NOTESTINE FAMILY TRUST

By: W.N. Notestine
W. N. Notestine, Trustee

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned of the state and county mentioned, personally appeared W.N. Notestine with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be Trustee of the Notestine Family Trust and as such Trustee acknowledged that he/she is authorized to execute the foregoing instrument on behalf of the Notestine Family Trust the within named bargainor, a trust, and that he/she as such Trustee executed the foregoing instrument for the purpose therein contained, by signing the name of the trust by him/herself as Trustee.

Witness my hand and seal, at office in Nashville, Tennessee this 31st day of May, 2015.

Notary Public

My Commission Expires: 1-6-19

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY