This instrument prepared by and **Record and Return to:**
Parthenon Title Agency, LLC
85 White Bridge Road Suite 100-B
Nashville, TN 37205
(615) 829-5190

File No.: **15-1153**

BILL GARRETT, Davidson County
Trans:T20150044251 DEEDWARR
Recvd: 06/05/15 09:25 2 pgs
Fees:13.00 Taxes:884.30
20150605-0052712

WARRANTY DEED

THIS INDENTURE, made and entered into this **5/29/2015,** by and between **Gunn E. Furse, Trustee, For The Gunn E. Furse Revocable Living Trust Agreement dated March 4, 2014,** parties of the first part, and **Tom H Vorjohan, an unmarried individual,** party of the second part,

WITNESSETH: This for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part had bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described Real Estate, situated and being in the City of **Nashville**, County of **Davidson**, State of **Tennessee**, to wit:

A condominium apartment in Davidson County, Tennessee, being Unit No. 205 of Windsor terrace Condominiums, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the plan in the Master Deed of record in Book 6250, page 869 and as shown as Exhibit "C" to the Master Deed of record in Book 7150, page 921, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Gunn E. Furse, Trustee, Gunn E. Furse Revocable Living Trust Agreement dated March 4, 2014 by Quitclaim Deed from Gunn E. Furse dated March 4, 2014, of record in Instrument No. 20140307-0019543, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Gunn E. Furse by Warranty Deed from Robin Ely, unmarried dated July 18, 2001, of record in Instrument No. 20010719-0076835, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: All existing Easements and Restrictions of record.

Parcel ID # **143 01 0A 205.00**

☒ Improved **205 Windsor Terrace, Nashville, TN 37221**

☐ Unimproved property located at:

TO HAVE AND TO HOLD the aforesaid Real Estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee simple of the afore described real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT as set forth herein, and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part of the day and year first above written.

Gunn E. Furse, Trustee, of the
Gunn E. Furse Revocable Living Trust Agreement dated March 4, 2014

STATE OF **Tennessee**

COUNTY OF **Davidson**

Before me, the undersigned, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Gunn E. Furse, Trustee, for The Gunn E. Furse Revocable Living Trust Agreement dated March 4, 2014** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained as his/her free Act and Deed.

Witness my hand and Notarial Seal this 29th day of May, 2015..

Notary Public

My Commission Expires: 5/8/17

REBECCA T. GARLAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

****

Owner's Name: **Tom H Vorjohan**

and Address: **205 Windsor Terrace, Nashville, TN 37221**

Mail tax bills to, ~~(Person or Agency responsible for payment of taxes)~~

SAME

REBECCA T. GARLAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

I, or we, hereby swear and affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$239,000.00** which amount is equal or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF **Tennessee**

COUNTY OF **Davidson**

Subscribed and sworn to before me this 29th day of May, 2015..

Notary Public

My Commission Expires: 5/8/17