WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150048288 DEEDWARR
Recvd: 06/17/15 13:59 2 pgs
Fees:13.00 Taxes:969.40
20150617-0057802

FRANCES WYMONETT ROSE
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY
My Commission Expires 05-22-2018

R-VRES-15-5025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $262,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF JUNE, 2015.

Notary Public

MY COMMISSION EXPIRES: 5/22/18
(AFFIX SEAL)

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)
John Wesley Brunson, III	New Owner	
(NAME)	(NAME)	
5025 Hillsboro Pike 8H		**131-01-0D-056.00-CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 **WILLIAM B. BARGAGLIOTTI, MARRIED,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **JOHN WESLEY BRUNSON, III, A SINGLE MAN,** 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:

A condominium apartment in Davidson County, Tennessee, being Unit No. 56, also known as Unit 8-H, as shown on the Plat of Georgetown Apartments, a condominium, of record in Plat Book 5200, page 4, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements of 5025 Hillsboro Homeowners Association as described in Book 5211, page 325, et seq., said Register's Office, all to which reference is hereby made for a more complete description of said unit.

Being the same property conveyed to William B. Bargagliotti by Warranty deed from Richard Kyle Frederick and wife, Claire L. Davidson of record in Instrument No. 20051117-0139202 Register's Office for Davidson County, Tennessee, dated November 14, 2005 and recorded on November 17, 2005. The grantor's spouse joins in this conveyance to convey any and all interest she may have in said property.

This conveyance is subject to:
- Taxes for the year 2015.
- Plan of record in Plat Book 5200, Page 4, Register's Office for Davidson County, Tennessee.
- Master Deed establishing a Horizontal Property Regime of 5025 Hillsboro Homeowners' Association of record in Book 5211, Page 325, amended in Book 5616, page 133 and Book 6079, page 516, Register's Office for Davidson County, Tennessee.

Appointment of Successor Trustee for Master Deed of record in Book 10225, Page 413, Instrument No. 20100505-0033908, Instrument No. 20120823-0076049 and Instrument No. 20140109-0002414, in the Register's Office for Davidson County, Tennessee.
- Charter of 5025 Hillsboro Homeowners' Association of record in Book 5233, Page 459, in the Register's Office for Davidson County, Tennessee.
- Resolution of the Board of Directors for the 5025 Hillsboro Homeowners Association of record in Instrument Number 20120731-0067332, in the Register's Office for DavidsonCounty, Tennessee.
- Easement for Sanitary Sewer and/or Storm Drainage of record in Book 4308, Page 575, in the Register's Office for Davidson County, Tennessee.
- Easement for overhead lines of record in Book 7873, Page 859, in the Register's Office for Davidson County, Tennessee.
- Easement for water and sewer services of record in Book 4308, Page 650, in the Register's Office for Davidson County, Tennessee.
- Grant of Easement of record in Instrument Number 20110620-0047283 and Instrument No. 20150505-0040558, in the Register's Office for DavidsonCounty, Tennessee.
- Subject to rights of others in and to the common areas and/or elements.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **5025 Hillsboro Pike 8H , Nashville, Tennessee 37215**.

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 11th DAY OF JUNE, 2015.

William B. Bargagliotti

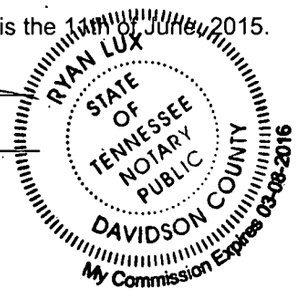
Mary V. Bargagliotti

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM B. BARGAGLIOTTI, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11th of June, 2015.

Notary Public
My Commission Expires: _____
(SEAL)

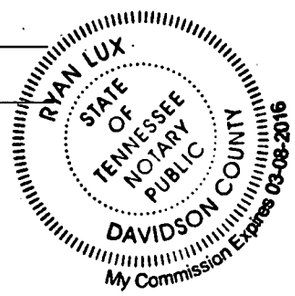


STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARY V. BARGAGLIOTTI, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11th of June, 2015.

Notary Public
My Commission Expires: _____
(SEAL)



RETURN TO:
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