THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE) COUNTY OF DAVIDSON)
Jennifer S. Ghanem, Esq. **The Row Realty & Title, LLC** **700 12th Avenue South, Suite 302** **Nashville, TN 37203**	The actual consideration or value, whichever is greater, for this transfer is: $220,000.00 Affiant Subscribed and sworn to before me, this 30 day of June, 2015. Notary Public My Commission Expires: 2/25/19
Davidson County DEEDWARR Recvd: 06/30/15 15:45 3 pgs Fees:18.00 Taxes:814.00 **20150630-0063299**	

ANN CROSS NANCE
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Lucus Holland Puckett 1350 Rose L. Parks Blvd, Unit 222 Nashville, TN 37208	New Owner	Tax Parcel ID No. 081-12-0B-460.00-CO

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **BENJAMIN HART ARMSTRONG, UNMARRIED,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **LUCUS HOLLAND PUCKETT, SINGLE,** ("Grantee"), his successors, heirs and assigns, all that tract or parcel of land in Davidson, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 222, together with the appurtenant interest in the common elements of Werthan Lofts IV and V Condominiums, a horizontal property regime established by Master Deed, of record in Instrument No. 20070117-0006776, Scrivener's Affidavit of record in Instrument No. 20090421-0036270, as amended in Instrument No. 20071220-0146056, Scrivener's Affidavit of record in Instrument No. 20080118-0006036, and as amended in Instrument No. 20080211-0013846, Instrument No. 20110609-0044280, Instrument No. 20110713-0053571, Instrument No. 20120723-0064381 and Instrument No. 20130222-0018099, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as an Exhibit to the aforementioned Master Deed.

Together with rights of ingress and egress as set out in Instrument No. 20031023-0157114, said Register's Office.

Being the same property conveyed to BENJAMIN HART ARMSTRONG, UNMARRIED, by deed from WERTHAN IV, LLC, of record as Instrument No. 20080408-0035493, dated March 31, 2008, said Register's Office.

This is improved property commonly known as: **1350 Rosa L. Parks Blvd, Unit 222, Nashville, TN 37208**

This conveyance is subject to all easements and restrictions of record, the lien for property taxes that are not delinquent, any matters shown on any applicable plat.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, his successors, heirs and assigns, forever.

And Grantor covenants that he has lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds himself, his successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, his successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of June, 2015.

BENJAMIN HART ARMSTRONG

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named, **BENJAMIN HART ARMSTRONG,** the Grantor, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor(s) and that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 29th day of June, 2015.

JENNIFER S. GHANEM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 6, 2018

Notary Public
My Commission Expires: _____

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

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/25/19

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY