BILL GARRETT, Davidson County
Trans:T20150057426 DEEDWARR
Recvd: 07/15/15 12:36 2 pgs
Fees:13.00 Taxes:1960.63

20150715-0068997

WARRANTY DEED

SHERI EAGEL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $529,900.00

Judith F Simmons
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th day of July, 2015

Sheri Eagel
Notary Public

MY COMMISSION EXPIRES: January 11, 2016
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Title & Escrow, LLC, 1646 Westgate Circle, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Judith F. Simmons	Judith F. Simmons	130020A00100CO
(NAME)	(NAME)	
615 Belle Meade Blvd., Condominium 116	615 Belle Meade Blvd., Condominium 116	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Nashville, TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **E. Ray Morris and Linda M. Morris,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Judith F. Simmons, unmarried,** 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:

Land in Davidson County, Tennessee, being Unit No. A-1 on the Plan of Glencourt Condominiums of record in Plat Book 6250, Page 162, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Glencourt Condominiums, a horizontal property regime established by Master Deed of record in Book 6396, Page 825, re-recorded in Book 6402, Page 279, said Register's Office.

Being the same property conveyed to E. Ray Morris and wife, Linda M. Morris, by Deed from Mary A. Cummins, Individually and as Executrix of the Estate of Elizabeth G. Armistead, recorded on January 13, 2004, of record in Instrument Number 20040113-0005535, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☑ property, known as 615 Belle Meade Blvd., Condominium 116, Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 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 hands this 14 day of July, 2015.

E. Ray Morris

Linda M. Morris

State of Georgia
County of Fulton

Personally appeared before me E. Ray Morris and Linda M. Morris, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 10th day of July, 2015.

Notary Public
My Commission Expires: _____

File No.: 10521

CARL A. CROWLEY NOTARY PUBLIC EXP. 05/28/2019 FULTON COUNTY, GEORGIA