| Davidson County | DEEDWARR |
|---|---|
| Recvd: 07/29/15 08:20 | 4 pgs |
| Fees:23.00 Taxes:2331.00 | |
| 20150729-0074374 | |

#32536

This instrument prepared by:
Fidelity Residential Solutions
120 Longwater Drive
Norwell, MA 02061
750974 448480-000455
Kayla Bocchino

# *WARRANTY DEED*

| ADDRESS NEW OWNER(s) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| (NAME) Bruce C. Trimble | (NAME) New Owner | 131-09-0A-004.00CO |
| (STREET ADDRESS OR ROUTE NUMBER) 206 Sheffield Place | (STREET ADDRESS) | |
| (CITY) Nashville (STATE) TN (ZIP) 37215 | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Judy L. Zappala, a single woman have this day bargained and sold, and do hereby transfer and convey unto the said Bruce C. Trimble and Rebecca W. Trimble, * the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

*husband and wife
See Attached Exhibit "A".

Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. 20130712-0072162 in the Register's Office of Davidson County, Tennessee.

STATE OF TN
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 630,000.00

Affiant _____

Subscribed and sworn to before me this the 24th day of July, 2015

Notary Public _____

My commission expires:

(Affix Seal)

KAREN FORD MARLIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

This is unimproved ( ), known as 206 Sheffield Place, Nashville, TN 37215
improved ~~XX~~

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hand this 8th day of June, 2015, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Judy L. Zappala

Judy L. Zappala

**STATE OF** Tennessee
**COUNTY OF** Davidson

Personally appeared before me, Kelly G. Mendenhall, a Notary Public in and for said County and State, Judy L. Zappala, the within named bargainor Unmarried (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8 day of 06 2015.

Kelly G. Mendenhall

Notary Public
My Commission Expires:

(This area for official notarial seal)

KELLY G. MENDENHALL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

**STATE OF**
**COUNTY OF**

**My Commission Expires March 10, 2019**

Personally appeared before me, _____, a Notary Public in and for said County and State, , the within named bargainor _____ (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand, at office, this _____ day of _____, _____.

_____

Notary Public
My Commission Expires:

(This area for official notarial seal)

# Exhibit A

Land in Davidson County, Tennessee, being Unit Number 4, of Sheffield Condominiums, of record in Plat Book 5200, Page 348, as amended in Book 5780, Page 937; and as shown on Master Deed of record in Book 5774, Page 280, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Millicent E. Morley, Trustee, Millicent E. Morley Revocable Living Trust Agreement dated July 16, 2012 by Quitclaim deed from Millicent D. Morley, a married woman of record in Instrument No. 20120723-0064583 Register's Office for Davidson County, Tennessee, dated July 16, 2012 and recorded on July 23, 2012. (Value of consideration shown in aforementioned deed $0.00.).

Being the same property conveyed to Judy L. Zappala, a single person by Warranty deed from Millicent E. Morley, Trustee, Millicent E. Morley Revocable Living Trust Agreement dated July 16, 2012 of record in Instrument No. 20130712-0072162 Register's Office for Davidson County, Tennessee, dated July 01, 2013 and recorded on July 12, 2013. (Value of consideration shown in aforementioned deed $450,000.00.) Being also known as 206 Sheffield Place Nashville, TN 37215.

# True Copy Certification

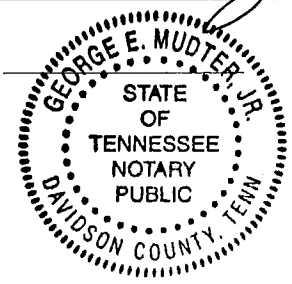
I, KELLY E. COX, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

KELLY E. COX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, GEORGE E. MUDTER, JR., a notary public for this county and state, KELLY E. COX, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires:
Notary Seal:




My Commission Expires MAY 3, 2016