Davidson County	DEEDWARR
Recvd: 07/30/15 08:46	3 pgs
Fees:18.00 Taxes:897.25	
20150730-0074948	

#32431

Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $242,500.00

Affiant

Subscribed and sworn to before me, this 28th day of July 2015.

Notary Public
My commission expires:

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

Address of New Owner:	Send Tax Bills to:	Tax Information
Dorothy C. Campbell 4500 Post Road, Unit C21 Nashville TN 37205	Freedom Mortgage Corporation 907 Pleasant Valley Ave Ste. 3 Mount Laurel, NJ 08054	103140A021.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Mary Neal Kennedy, unmarried hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to Dorothy C. Campbell* hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

*unmarried

Being Unit No. C-21 on the Plan of The Hillwood of record in Plat Book 6250 Page 503 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 the The Hillwood a horizontal property regime established by Master Deed of record in Book 5280 Page 464 amended in Book 5281 Page 357 Book 6553 Page 108 Book 6612 page 155 Book 7702 page 606 Book 7822 Page 263 and Instrument No. 201303260029697Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James R. Kennedy and Mary Neal Kennedy by deed from Stanley Kweller and Sandra K. Hecklin of record in Instrument No. 20081204-0117726 Register's Office for Davidson County, Tennessee. James R. Kennedy having died on October 23, 2014 leaving Mary Neal Kennedy as the surviving tenant by the entirety.

This conveyance is made subject to the following: 1) 2015 taxes, a lien which are not yet due and payable. 2) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Book 5280 Page 464 amended in Book 5281 Page 357 Book 6553 Page 108 Book 6612 page 155 Book

7702 page 606 Book 7822 Page 263 and Instrument No. 201303260029697 Register's Office for Davidson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of The Hillwood Condominiums 3) Charter of The Hillwood Condominium Association of record in Book 5286 Page 122 4) Bylaws for The Hillwood Condominium Association of record in Instrument No. 200811250115372

This property is improved property known as 4500 Post Road, Unit C21, Nashville, Tennessee 37205

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 22nd day of July, 2015.

Mary Neal Kennedy

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Neal Kennedy, the bargainor(s), 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 and official seal at Brentwood, Tennessee, this 22nd day of July, 2015.

Notary Public

My Commission expires: 2/25/15

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

FILE NO: 08875

True Copy Certification

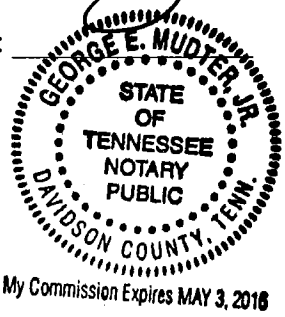
I, KELLY E. COX, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

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