BILL GARRETT, Davidson County
Trans:T20150070502 DEEDWARR
Recvd: 08/20/15 15:45 2 pgs
Fees:13.00 Taxes:776.63
20150820-0084213

PREPARED BY (AND RETURN TO):
*Wilkins & Ivey, Attys.*

*Attorneys at Law*
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104 Woodmont Blvd.
Nashville, TN 37205
*Phone (615) 298-3312 - Fax (615) 292-8746*
*Email*

Christy Wilkins Ivey *Percy Wilkins, Jr. (retired)*

W & I Ref: (DM) Title No.: 57742
Dav. Co. File: Box 8

| **ADDRESS NEW OWNER:** | **RESPONSIBLE FOR TAX PAYMENT:** |
|---|---|
| Elizabeth A. Coyle<br>926 Woodland Street #211<br>Nashville, TN 37206 | PINNACLE BANK<br>150 3rd Avenue South, Suite 900<br>Nashville, TN 37201 |

**TAX MAP PARCEL NUMBERS:** 082120A21100CO

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of **$209,900.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Logan W. Key and Leslie A. Key, husband and wife,** hereinafter called the **Grantor**, have bargained and sold, and by these presents do hereby transfer and convey unto **Elizabeth A. Coyle, unmarried** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 211 of East End Lots Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit "D" to the Master Deed of record in Inst. No. 20060803-0094710, amended in Inst No. 20061018-0129171, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Logan W. Key and spouse, Leslie A. Key, by Warranty Deed from East End Lots, LLC, a Tennessee limited liability company, dated June 15, 2007 and recorded on June 19, 2007 of record in Inst. NO. 20070619-0073182, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2015, and subsequent years; The Plan, with Owner's Certificate, of record as Exhibit "D" to the Master Deed of record in Inst. No. 20060803-0094710, amended in Inst No. 20061018-0129171, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.; All matters shown on the Plan of record in Inst. No. 20060215-0018298, said Register's Office; The provisions of the condominium Master Deed of record in as Instrument No. 20060803-0094710 and Inst. No. 20061018-0129171 said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessment, liens and other matters; Stormwater Detention Agreement of record in Inst. No. 20050926-0115146, said Register's Office; Easement for sanitary sewers and /or storm drainage, water mains, pumps and appurtenances of record in Inst. No. 20050926-0115148, said Register's Office.

**This is improved property, known as 926 Woodland Street, # 211, Nashville, TN 37206**

**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, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 19th day of August, 2015.

Logan W. Key

Leslie A. Key

**State of** Tennessee

**County of** Davidson

On this 19th day of August, 2015, before me the undersigned authority, personally appeared Logan W. Key and Leslie A. Key, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. FEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

Notary

My Commission Expires: _____

**State of** Tennessee

**County of** Davidson

**AFFIDAVIT**

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $209,900.00.

Affiant

Sworn and subscribed before me this 19th day of August, 2015.

Notary

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1/8/16