THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **230,000.00.** Carie Brueckner Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF August, 2015 Notary Public MY COMMISSION EXPIRES: 8.2016 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20150071458 DEEDWARR
Recvd: 08/24/15 13:27 2 pgs
Fees:13.00 Taxes:851.00
20150824-0085218

R. L. MOORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carie Brueckner	Access National Mortgage	MAP
101 Matthew Lane	1800 Robert Fulton Drive Ste. 350	PARCEL 117-07-0D-021.00-CO
Nashville, TN 37215	Reston, Va. 20191	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Estate of Janice Elaine Lotterer**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Carie Brueckner, 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:

A certain condominium apartment in Davidson County, TN, described as Unit 21, Condominium Site Plan of Park Green as shown on the plat of Condominium Site Plan of Park green, of record in Plat Book 6250, page 253, said Register's Office, and described in a Master Deed of record in Book 6247, page 872, amended in Book 6453, page 717, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Park Green, Condominium Apartments contained in the Master Deed and By-Laws Appended thereto, recorded in Book 6247, page 872, amended in Book 6453, page 717, Register's Office for Davidson County, TN, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Janice E. Lotterer, unmarried by Warranty deed from Walter Mitchell Crawford, III, unmarried of record in Book 11066, page 319, Register's Office for Davidson County, Tennessee, dated August 13, 1998 and recorded on August 14, 1998. The said Janice E. Lotterer having since died on June 20, 2015 and her estate is Probated in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division as File Number 15P1090. Pursuant to her Last Will and Testament, Judith Rae Young is appointed Personal Representative and real property is vested in her as Personal Representative until sale or distribution.

Janice E. Lotterer and Janice Elaine Lotterer are one in the same person.

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.

This is () UNIMPROVED

(X) IMPROVED property known as **101 Matthew Lane, Nashville, TN 37215.**

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 hand( ) this the 18th day of August, 2015.

Estate of Janice Elaine Lotterer

Judith Rae Young, Personal Representative

Judith Rae Young, Personal Representative

STATE OF Missouri
COUNTY OF Greene

Before me, a Notary Public in and for said State and County, personally appeared JUDITH RAE YOUNG, with whom I am personally acquainted, and who acknowledged that She executed the within instrument for the purposes therein contained, and who further acknowledged that She is the PERSONAL REPRESENTATIVE of the maker, **Estate of Janice Elaine Lotterer**, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand and seal this the 18th day of August, 2015.

My Commission expires September 11, 2018

Rashelle A. Igert
Notary Public

RASHELLE A. IGERT
Notary Public – Notary Seal
STATE OF MISSOURI
Greene County
My Commission Expires Sept. 11, 2018
Commission #14418644