WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150074359 DEEDWARR
Recvd: 09/01/15 13:05 2 pgs
Fees:13.00 Taxes:617.90
20150901-0088724

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $167,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of August, 2015.

Notary Public

MY COMMISSION EXPIRES: 6/21/16

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Greenvue Title & Escrow, LLC, 2207 Crestmoor Road, Suite 101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Casey Ulrich	SunTrust Mortgage Inc.	161-09-OA-118.00 CO
(NAME)	(NAME)	
4847 Bevendean Drive, Unit 8	901 Semmes Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Richmond, VA 23224	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and 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, Janna J. Schrott, unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Casey L. Ulrich,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. F-8 as set forth on Exhibit "E" to the Master Deed Establishing Brighton Village, a condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et seq., of record as Instrument No. 20080117-0005582; as amended by Exhibit "A' to the First Amendment to the Master Deed establishing Brighton Village, of record as Instrument No. 20080808-0081965 in the Register's Office for Davidson County, Tennessee, and as corrected by Exhibit "A" to the Instrument of Correction of record as Instrument No. 20110520-0038914 in said Register's Office.

Being the same property conveyed to JANNA J. SCHROTT, AN UNMARRIED WOMAN, by deed from REGENT HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, of record as Instrument No. 20120301-0018160, dated February 29, 2012, said Register's Office.

unimproved ☐

This is improved ☑ property, known as 4847 Bevendean Drive, Unit 8, Nashville, TN 37211
(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. This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

Witness my hand this 31st day of August, 2015.

Janna J. Schrott

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 31st day of August, 2015, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Janna J. Schrott**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
11-3-15

Notary Public,

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY