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

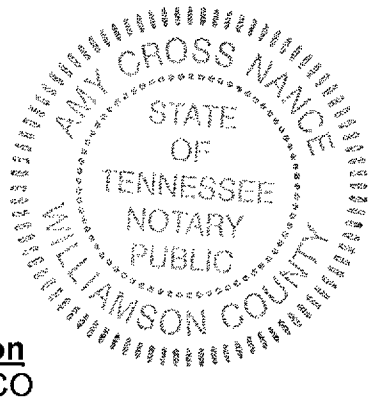
The actual consideration or value, whichever is greater, for this transfer is $170,000.00

Affiant

Subscribed and sworn to before me, this 2nd day of October 2015.

Notary Public
My commission expires: 2/25/19

Davidson County DEEDWARR
Recvd: 10/05/15 16:06 4 pgs
Fees:23.00 Taxes:629.00
20151005-0101418



Address of New Owner:	Send Tax Bills to:	Tax Information
Michael Priddy 5008 Montclair Dr. Nashville, TN 37211	Same 5008 Montclair Dr Nashville TN 37211	160140C0100CO

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 Michelle A. Gwaltney Crist, married hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to Michael Priddy, an unmarried person 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:

A certain condominium apartment in Davidson County, TN, described as Unit No. 710 of Brentwood Trace Condominiums, Section II, a Condominium, a Horizontal Property Regime, located on Fox Ridge Drive, Brentwood, TN, as shown on the plat of Brentwood Trace Condominiums, Section II, Condominium apartments, recorded in Plat Book 5200, pages 376 and 377, said Register's Office, and described in a Master Deed recorded in Book 5818, page 915, 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 Brentwood Trace Condominiums, Condominium Apartments contained in the Master Deed recorded in Book 5818, page 915, and By-Laws recorded in Book 5818, page 925, Register's Office for Davidson County, TN, are incorporated herein by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Michelle A. Gwaltney, unmarried and nka Michelle A. Gwaltney Crist, married by deed dated December 20, 2004 from H.W. Scott IV, unmarried, H.W. Scott, III, and wife, Sue F. Scott of record in Instrument No. 20050104-0000872, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2015 taxes, a lien which are not yet due

and payable. 2) All matters appearing on plan of Brentwood Trace Condominiums, Section II, Condominium apartments, of record in Book 5200 Page 376 and 377, Register's Office for Davidson County, Tennessee 3) 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 5818 Page 915, 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 Brentwood Trace Condominiums

This property is improved property known as 710 Fox Ridge Dr, Brentwood, Tennessee 37027

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.

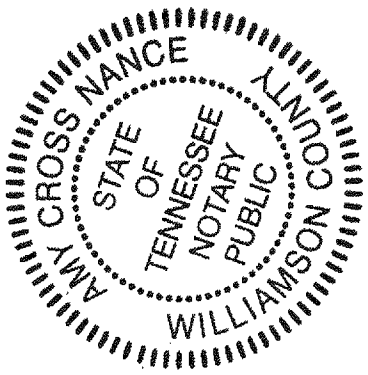
WITNESS my hand this _____ day of October, 2015.

Michelle A. Gwaltney Crist

Michelle A. Gwaltney Crist

Jason S. Crist by Michelle A. Gwaltney Crist

Jason S. Crist, who joins in this conveyance for the sole purpose Of waiving any marital interest that he may have, by Michelle A. Gwaltney Crist, His Attorney-in-fact



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 Michelle A. Gwaltney Crist, 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 2nd day of October, 2015.

Notary Public

My Commission expires: 2/25/19

AMY CROSS NANCE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 2nd day of October, 2015, before me personally appeared Michelle A. Gwaltney Crist to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Jason S. Crist acknowledged that such person executed the same as the free act and deed of Jason S. Crist.

Notary Public

My Commission expires 2/25/19

AMY CROSS NANCE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

FILE NO: 09107

I Amy Cross Nc do hereby make oath that I am a licensed and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original documents executed and authenticated according to law."

Signature

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 Amy Cross Nc, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that __he__ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 22 day of May, 2015.

Notary Public

My Commission expires: 1/29/18

CYNTHIA A. BADGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY