BILL GARRETT, Davidson County
Trans:T20150086987 DEEDWARR
Recvd: 10/13/15 10:00 2 pgs
Fees:13.00 Taxes:1180.30
20151013-0103932

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN156131

WARRANTY DEED

TAHIRA J. PYSZKA
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-30-2017

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $319,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th day of October, 2015.

NOTARY PUBLIC

My commission expires: 7.30.17

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Corinne A. Dupuis 311 Seven Springs Way #301 Brentwood, TN 37027	Corinne A. Dupuis 311 Seven Springs Way #301 Brentwood, TN 37027	160-15-0-D-009.00 CO

FOR AND IN CONSIDERATION of the sum of Three Hundred Nineteen Thousand and 00/100 Dollars ($319,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **HERSCHEL S. JACKSON AND WIFE, KAREN JACKSON**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **CORINNE A. DUPUIS**, hereinafter called the Grantee(s), her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit Number 9, of St. Martin Square at Seven Springs, Phase I Condominiums, as established under the Master Deed of record in Instrument Number 20060310-0028319, in the Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Herschel S. Jackson and wife, Karen Jackson, by Warranty Deed from H. Charles Barcus, Jr. and wife, Ann H. Barcus, dated September 26, 2008 and recorded September 29, 2008, of record in Instrument Number 20080929-0098579, in the Register's Office of Davidson County, Tennessee.

The address of the herein described property is believed to be 311 Seven Springs Way #301, Brentwood, TN 37027, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), her heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 8th day of October, 2015.

HERSCHEL S. JACKSON

KAREN JACKSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Herschel S. Jackson and wife, Karen Jackson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 8th day of October, 2015.

Notary Public

David Webber
Printed Notary Name

My commission expires: 10/3/18

