THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 15095409** BILL GARRETT, Davidson County Trans:T20150094433 DEEDWARR Recvd: 11/05/15 12:09 2 pgs Fees:13.00 Taxes:1054.50 20151105-0112816	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $285,000.00. McKenzie Teasley Affiant Subscribed and sworn to before me, this 4th day of November, 2015. Notary Public My Commission Expires:

SHIRA HUGHES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-11-2017

WARRANTY DEED

Address New Owner: Jaime Gilbert 401 BOWLING AVE #8 Nashville TN 37205-2599	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 104-13-A-9.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Brenda R. Parrish, a single person** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Jaime Gilbert**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Building Site No. 9 on the plan of Richmeade Place Section One, of record in Book 4860, Page 44, Register's Office for said County to which plan reference is made for a more complete description.

Being the same property conveyed to Brenda R. Parrish, a single person by Warranty Deed from Robert L. Fields and spouse, Nancy B. Fields, recorded on the 12th day of May, 1994 in Deed Book 9342, Page 862, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2015 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of RICHMEADE PLACE SECTION ONE, as recorded in Plat Book 4860, Page(s) 44.

Declaration of Covenants, Conditions and Restrictions recorded in Book 4941, Page 637, supplemented in Book 5019, Page 946, Book 5039, Page 256, Book 5094, Page 473, Book 5238, Page 385, Book 5408, Page 210 and Book 5733, Page 628.

Terms and provisions of by-Laws of Richmeade Place Home Owners Association, Inc. recorded in Book 4941, Page 689, amended in Book 5036, Page 338 and Book 5213, Page 945.

Charter of Richmeade Place Home Owners Association, Inc., recorded in Book 4941, Page 685 and Book 4942, Page 633.

Easement to Comcast recorded at Instrument No. 20140328-0025605.

This is improved property located at 401 BOWLING AVE #8 Nashville, TN 37205-2599

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 4th day of November, 2015.

Brenda R. Parrish

STATE OF FL)

COUNTY OF Gulf)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Brenda R. Parrish, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of November, 2015.

JOAN A. BUCKNER NOTARY My Comm. Expires July 14, 2019 No. FF 242716 PUBLIC STATE OF FLORIDA

Notary Public 11-4-2015

My Commission Expires: _____

First American Title Insurance Company
Chapman & Rosenthal Title, Inc.