Davidson County DEEDWARR
Recvd: 11/18/15 10:09 2 pgs
Fees:13.00 Taxes:851.00
20151118-0116888

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $230,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 16th day of November, 2015.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

DEBORAH L. BISSELL STATE OF TENNESSEE NOTARY PUBLIC PERRY COUNTY My Commission Expires APRIL 28, 2019

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Series, LLC, 9175 Carothers Parkway, Ste. 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
John Williamson and Kathie Williamson	Kathie Williamson and John Williamson	117 03 0A 006.00
(NAME)	(NAME) 185 Ross Lane ~~3000 Hillsboro Pike, Unit 6~~	
3000 Hillsboro Pike, Unit 6		
(ADDRESS)	(ADDRESS) Hartwell, GA 30643 ~~Nashville, TN 37215~~	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Two Hundred Thirty Thousand And No/100 Dollars ($230,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **H. Ruth Bennett, a single woman**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **John Williamson and Kathie Williamson, husband and wife**, 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:

Being Unit No. 6 as shown on the plat of Versailles Apartments of record in Plat Book 5050, Page 80, Register's Office for Davidson County, Tennessee, which is a condominium plat, to which plat reference is made for a more particular description of said property.

Being the same property conveyed to Herbert T. Beason by Deed from Ervin M. Entrekin, Trustee dated September 26, 1977 and recorded September 27, 1977 in Book 5202, Page 407, in said Register's Office for Davison County, Tennessee.

Further, being the same property conveyed to H. Ruth Bennett by Executor's Quitclaim Deed from James Gordon Barrett, Jr., as Executor of the Estate of Herbert Taylor Beason dated June 23, 2009 and recorded July 8, 2009 as Instrument No. 20090708-0063740, in said Register's Office for Davison County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

File Number: FRN-155097

unimproved ☐

This is improved ☒ property, known as 3000 Hillsboro Pike, Unit 6, 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, has 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 our hands this 16th day of November, 2015.

H. Ruth Bennett

STATE OF TENNESSEE

COUNTY OF ~~WILLIAMSON~~ Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, H. Ruth Bennett, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 16th of November, 2015.

Notary Public

My Commission Expires:

(SEAL)

HEATHER F. S. FLEMING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019

True Copy Certification

I Anita L. Leach, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true correct copy of the original document executed and authenticated according to law.

Anita L. Leach

State of Tennessee/County of Wilson SS:

Personally appeared before me, Shelly M Smith, a notary public for this County and State, Anita L. Leach, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

SHELLY M SMITH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-24-2018

Shelly M Smith

Commission Expires 4-24-2018

File Number: FRN-155097