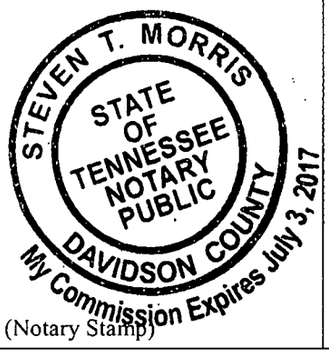
 (Notary Stamp)	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $860,000.00. Affiant Subscribed and sworn to before me, this 19th day of November, 2015. Notary Public My commission expires: 7-3-17

THIS INSTRUMENT PREPARED BY
Keith H. Solomon, Esquire
Solomon | Parks Title & Escrow, LLC
4025 Hillsboro Road # 601
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20150100151 DEEDWARR
Recvd: 11/24/15 15:33 2 pgs
Fees:13.00 Taxes:3182.00
20151124-0119384

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Walter John Jung, IV and Tresha L. Jung	NEW OWNER	**Map\Parcel: 118-13-0K-002.00-CO**
907 Albert Court		
Nashville, TN 37204		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Rom D. Kellis IV and wife, Chelsea Kellis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Walter John Jung, IV and Tresha L. Jung, 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:

Land in Davidson County, Tennessee, being Unit No. B as established in the Declaration of Covenants, Conditions and Restrictions for Albert Court Cottages, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20111227-0100416, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Rom D. Kellis, IV and wife, Chelsea H. Kellis by Warranty deed from Susan B. Rector, as Attorney-in-Fact for P. Laray Rector of record in Instrument No. 20120924-0086691 Register's Office for Davidson County, Tennessee, dated September 7, 2012 and recorded on September 24, 2012.

Being also known as 907 Albert Court Nashville, TN 372044005.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes which have been prorated or paid and assumed by the Grantees. Subsequent taxes are assumed by Grantees; including Rollback taxes, if any.

Subject to all matters shown on the Plan of record in Plat Book 2083, Page 61, Register's Office for Davidson County, Tennessee.
Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Instrument Number 20111227-0100416 and Instrument No. 20120829-0078223, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons
Charter of record in Instrument Number 20111227-0100415, in the Register's Office for Davidson County, Tennessee.

Restrictions of record in Book 2196, Page 106 , in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.
Water Main Agreement of record in Book 2202, Page 599, in the Register's Office for Davidson County, Tennessee.
Subject to rights of others in and to the common areas and/or elements.

This is improved property known as 907 Albert Court Nashville, TN 37204.

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 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.

Witness my/our hand(s) this 19th day of November, 2015.

Rom D. Kellis IV

Chelsea Kellis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Rom D. Kellis IV and Chelsea Kellis the within named grantors, with whom I am personally acquainted (or who proved to me his/her/their identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of November, 2015.

Notary Public

My Commission Expires: 8.21.17

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY