Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20150101892 DEEDWARR
Recvd: 12/02/15 10:30 2 pgs
Fees:13.00 Taxes:1276.50
20151202-0121412

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Patrick D. Rockwell and wife, Elizabeth Rockwell**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Henry William Scott IV, single man**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium located in Davidson County, Tennessee, being Unit No. A-27 on the 2nd Revised plan of Elmington Condominium, of record in Book 4660, page 60, Register's Office for Davidson County, Tennessee, a Condominium Development established pursuant to the provision of the Tennessee Code Annotated, under the Master Deed establishing Elmington Condominium of record in Book 4486, page 547, as corrected in Book 4673, page 102, as amended in Book 4963, page 265, Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all the easements, rights, and interest in favor of other units 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 thereof.

Being the same property conveyed to Patrick D. Rockwell and wife, Elizabeth Rockwell, by deed from Joshua E. Rubin and wife, Ashley Gale Rubin, fka Ashley Long, dated July 22, 2011, of record as Instrument No. 20110801-0058591, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 374 Elmington Avenue, Nashville, TN 37205.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 30th day of November, 2015.

Patrick D. Rockwell

Elizabeth Rockwell

State of Tennessee)
County of Davidson)

On this 30th day of November, 2015, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Patrick D. Rockwell and Elizabeth Rockwell, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 345,000.00.

Affiant

Sworn and subscribed before me on this the 30th day of November, 2015.

Notary Public

My Commission Expires: 03-07-17

GEORGETTE R. KENNEDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Henry William Scott IV	Franklin Synergy Bank	104-10-C-27.00
374 Elmington Avenue	722 Columbia Avenue	
Nashville, TN 37205	Franklin, TN 37064	