(2)

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150104280 DEEDWARR
Recvd: 12/10/15 09:31 2 pgs
Fees:13.00 Taxes:1184.00

20151210-0124217

VALERIE L. KANE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires June 4, 2017

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $320,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd day of November, 2015

Notary Public

MY COMMISSION EXPIRES: 6-4-17

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Company, 721 President Place, Suite 100, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Julie A. Scobey	OWNER	104-02-4B-143.00 CO
(NAME)	(NAME)	
3000 Vanderbilt Place, Apartment 143		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Milagros Umali,** hereinafter called the GRANTOR, has bargained and sold, and by these presents do transfer and convey unto **Julie A. Scobey, unmarried,** hereinafter called the GRANTEE, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 143 of Bristol West End, a Condominium Development established pursuant to the provisions of the Tennessee Horizontal Property act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, under the Master Deed establishing Bristol West End, a Condominium Development, of record as Instrument No. 20070503-0053313 in the 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 easements, rights and interest in favor of other unit 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 buildings thereof, said Unit being depicted on Exhibit "C" to said Master Deed; together with a percentage interest in the common elements and voting percentage set forth in Exhibit "D" to said Master Deed, as amended in Instrument No. 20070629-0077729, said Register's Office.

Being the same property conveyed to Milagros Umali by deed of record in Instrument 20071116-0134427, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Milagros Umali by Natividad Arcinas as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument 20151210-0124216, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

unimproved ☐

This is improved ☑ property, known as 3000 Vanderbilt Place, Apartment 143, Nashville, TN 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hands this 23rd day of November, 2015.

Milagros Umali by Natividad Arcinas Attorney in fact
Milagros Umali
By: Natividad Arcinas, Attorney-in-Fact

State of Tennessee
County of Davidson

On this 23rd day of November, 2015 before me personally appeared Natividad Arcinas, the person who executed the foregoing instrument on behalf of Milagros Umali, and acknowledged that she executed the same as the free act and deed of the said Milagros Umali, through Power of Attorney granted her, by the said Milagros Umali.

WITNESS my hand and seal this 23rd day of November, 2015.

Sondra Reece
Notary Public Sondra Reece
My Commission Expires: 3/1/2016

SONDRA REECE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

File No.: 20615