BILL GARRETT, Davidson County
Trans: T20160015577 DEEDWARR
Recvd: 02/25/16 12:33 2 pgs
Fees: 13.00 Taxes: 1184.00
20160225-0018052

Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
15-1579

STATE OF Maryland
~~COUNTY~~ City OF Baltimore

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

Cynthia Perry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 16 DAY OF February, 2016

Mary E. Shipley
Notary Public
Commission Expires: 10/14/18

Address of New Owner	Send Tax Bills To:	Map & Parcel
Linda G. Elder 529 Belair Way Nashville, TN 37215	NEW OWNER	131-06-0D-529.00 CO

WARRANTY DEED

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 ACKNOWLEDGED, I/WE,

Cynthia Perry, an unmarried woman

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Linda G. Elder

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. 529, on the Plan of Burton Hills Townhomes, Village of Belair, Phase 1, a condominium, established by Master Deed and By-Laws of record in Book 6690, Page 70, as amended in Book 6739, Page 701, Book 6824, Page 298, Book 6890, Page 963, Book 6903, Page 351, Book 6962, Page 325, Book 9398, Page 43, Instrument No. 20010627-0068132, re-recorded in Instrument No. 20050708-0079325; and amended By-Laws of record in Book 6911, Page 827 and Instrument No. 20031016-0153582, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the Plan of Burton Hills Townhomes, Village of Belair, Phase 1, a condominium, for placement of Units, as shown on Exhibit "A" to the Fourth Amendment of record in Book 6903, Page 351, Register's Office for Davidson County, Tennessee for a more complete identification and description of such Unit.

BEING the same property conveyed to Cynthia Perry, an unmarried woman, by Warranty Deed from Margaret May Nuzum, a single person, dated 7/31/08 and recorded 8/4/08 in Instrument No. 20080804-0079700, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 529 Belair Way, 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 so covenant with

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

Dated this the 16 day of February, 2016.

Cynthia Perry

STATE OF Maryland
~~COUNTY~~ OF Baltimore City

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,
Cynthia Perry
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at 203 E. Broadway Bel Air, Md 21014 this 16 day of February, 2016.

Mary E. Shipley
Notary Public
My Commission Expires: 10/14/18

MARY E. SHIPLEY NOTARY PUBLIC BALTIMORE CO. MD

(Notary Seal)