WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160019008 DEEDWARR
Recvd: 03/08/16 15:24 2 pgs
Fees:13.00 Taxes:762.20
20160308-0022262

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $206,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th day of March, 2016

Notary Public

MY COMMISSION EXPIRES: 10/18/16
(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Boulevard, Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Kimberly M. Thompson and Beth A. Thompson	NEW OWNER	142050B06100CO
(NAME)	(NAME)	
8300 Sawyer Brown Road, Unit K-306		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(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 GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Kebreab Ghebreselasie, and wife and Emnet Abraham ,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Kimberly M. Thompson and Beth A. Thompson, tenants in common with right of survivorship,** 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:

MARRIED TO EACH OTHER

Certain real property situated in Davidson County, Tennessee, and described as follows, to-wit:

Being Unit No. K-306, together with the Carport designated No. K-306, River Plantation, Section Three, a condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Nashville Tennessee, on a plan of River Plantation, Section Three, Condominium Apartments, which is of record in Book 4675, Pages 75-77, Register's Office for Davidson County, Tennessee, and described in a Master Deed, recorded in Book 4764, Page 464, of the Register's Office for Davidson County, Tennessee, to which record reference is hereby made for a more particular description thereof.

Being the same property conveyed to Kebreab Ghebreselasie and Emnet Abraham, husband and wife by deed from Paula Hunter, dated October 16, 2015, of record in Instrument No. 20151020-0106505, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 8300 Sawyer Brown Road, Unit K-306, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, 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 hands this 7th day of March, 2016.

Kebreab Ghebreselasie

Emnet Abraham

State of Tennessee
County of Davidson

Personally appeared before me Kebreab Ghebreselasie and Emnet Abraham, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 7th day of March, 2016.



Notary Public I. Dyke Tatum
My Commission Expires: May 18, 2017

File No.: 16-Thompson