BILL GARRETT, Davidson County
Trans: T20160020184 DEEDWARR
Recvd: 03/11/16 12:37 2 pgs
Fees: 13.00 Taxes: 2608.50
20160311-0023499

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $705,000.00

Affiant

Subscribed and sworn to before me, this 9th day of March, 2016

Notary Public

MY COMMISSION EXPIRES: 03-07-17
(AFFIX SEAL)

GEORGETTE R. KENNEDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDERSSS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Agee	Farmington Mortgage, a division of Capstar Bank	117-12-0N
(NAME)	(NAME)	(MAP)
1485B Woodmont Blvd.	2002 Richard Jones Road #300 A	002.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37215	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Weekley Homes, LLC, a Tennessee limited liability company, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto John Agee, unmarried man, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Certain Townhomes located in Davidson County, Tennessee, described as Unit 2 of 1485 Woodmont Boulevard Townhomes, a Horizontal Property Regime, located in Nashville, Tennessee, as shown on the plat recorded as Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions of 1485 Woodmont Boulevard Townhomes, Condominium apartments, recorded in Instrument No. 20150526-0048170 and amended in Instrument No. 20151009-0103196, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of 1485 Woodmont Boulevard Townhomes, Condominium Apartments contained in the Master Deed and By-Laws appended thereto and recorded in Instrument No. 20150526-0048170, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Weekley Homes, LLC, a Delaware limited liability company by Warranty deed from George P. Deckard, Executor of the Estate of the James Wallace Deckard of record in Instrument No. 20150102-0000091 Register's Office for Davidson County, Tennessee, dated December 30, 2014 and recorded on January 02, 2015 and Affidavit of Scrivener' s Error recorded on February 03, 2015, in Instrument No. 20150203-0010026, Register's Office for Davidson County, Tennessee. and further

Being a portion of the same property conveyed to Weekley Homes, LLC, a Delaware limited liability company by Quitclaim deed from Weekley Homes, LLC, a Delaware limited liability company of record in Instrument No. 20150324-0025103 Register's Office for Davidson County, Tennessee, dated March 23, 2015 and recorded on March 24, 2015.

Being also known as 1485B Woodmont Blvd. Nashville, TN 37215.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 1485B Woodmont Blvd., Nashville, Tennessee 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 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 hand(s) this 8th day of March, 2016.

Weekley Homes, LLC

By: Monica Jackson, Div Coord.
Monica Jackson, Division Coordinator

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Lorrie Ford Finley, with whom I am personally acquainted and who upon her oath acknowledged herself to be the Controller of Weekley Homes, LLC, the within named bargainor, a limited liability company, and that she as such Controller being authorized so to do, executed the foregoing instrument for the purposes therein contained be signing the name of the limited liability company by the said Lorrie Ford Finley, as such Controller.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 8th day of March, 2016.

Notary Public

My commission expires 5/6/2019

