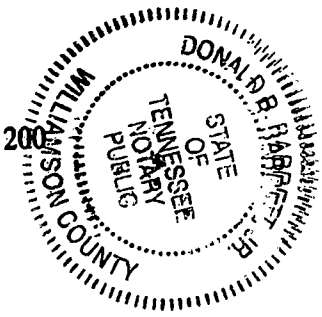
WARRANTY DEED

RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 01288-30232



STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $190,300.00

Annette Whitehurst
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of March, 2016.

Notary Public

MY COMMISSION EXPIRES: 8/2017

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 5107 Maryland Way, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Annette Whitehurst	NEW OWNER	131-01-0D-084.00-CO
(NAME)	(NAME)	
5025 Hillsboro Pike, 12H		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20160026540 DEEDWARR
Recvd: 04/01/16 12:17 2 pgs
Fees:13.00 Taxes:704.11
20160401-0031084

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 considerations, the receipt of which is hereby acknowledged, I, **Patricia Joan Netherly, an unmarried woman**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Annette Whitehurst, a single woman and Daniel Dalrymple, a single man, tenants in common with right of survivorship**, hereinafter called the GRANTEE(S), their heirs and/or 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. 84 aka 12-H on the Plan of Georgetown Condominium Apartments, of record in Plat Book 5200, Page 4, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of 5025 Hillsboro Homeowners Association. A horizontal property regime established by Master Deed and By-Laws of record in Book 5211, Page 325, amended in Book 5616, Page 133 and Book 6079, Page 516, said Register's Office.

Being the same property conveyed to Patricia Joan Netherly, an unmarried woman by Warranty Deed from Rick A. Kuhlman, married, dated 08/17/2007, recorded 08/20/2007, of record in Instrument No. 20070820-0099512, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for 2016 and subsequent years, a lien not yet due and payable.
All matters shown on the plat of record in Plat Book 5200, Page 4, in the Register's Office for Davidson County, Tennessee.
Covenants, conditions, easements and restrictions of record in Book 5211, Page 325, Amendment to Master Deed and Bylaws of record in Book 5616, Page 133, Book 6079, Page 516, By-Laws of record in Book 5211, Page 345, Easement of record in Book 7873, Page 859, Charter of record in Book 5233, Page 459, Appointment of Successor Trustee of record in Book 10225, Page 413, Instrument No. 20120823-0076049, in the Register's Office for Davidson County, Tennessee.
Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book

4308, Page 575, in the Register's Office for Davidson County, Tennessee.
Deed of Conveyance of record in Book 4308, Page 650, in the Register's Office for Davidson County, Tennessee.
Grant of Easement of record in Instrument No. 20110620-0047283 and Instrument No. 20150505-0040558, in the Register's Office for Davidson County, Tennessee.
Resolution of the Board of Directors for The 5025 Hillsboro Homeowner's Association of record in Instrument No. 20120731-0067332, in the Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 5025 Hillsboro Pike, 12H, Nashville, TN 37215
(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 GRANTEE(S), their heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and/or 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 hand this 31st day of March, 2016.

Patricia Joan Netherly

State of Tennessee
County of Williamson

Personally appeared before me Patricia Joan Netherly, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 31st day of March, 2016.

Notary Public
My Commission Expires: 8/10/17

DONALD R. BARRETT JR. STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

RETURN TO:
Stewart Title Company Tennessee Division
5107 Maryland Way
Brentwood, TN 37027