WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160028860 DEEDWARR
Recvd: 04/08/16 15:42 2 pgs
Fees:13.00 Taxes:240.50
20160408-0034021

O-BR-16-895

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF APRIL, 2016.

Notary Public

MY COMMISSION EXPIRES: 8/20/19
(AFFIX SEAL)

NATHAN KEITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Green Hills Construction, LLC	New owner	
(NAME)	(NAME)	**P/O 072-13-0-132.00**
132 B Volunteer Drive		
(ADDRESS)	(ADDRESS)	
Hendersonville, TN 37075		
(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, **KENNETH TROOPE, MARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **GREEN HILLS CONSTRUCTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit B, of 2400 Inga Street Residences as shown in the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20160302-0019779, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to Kenneth Troope, an unmarried man by Warranty deed from James Calvin Norwood, III of record in Instrument No. 20050603-0063549 Register's Office for Davidson County, Tennessee, dated May 31, 2005 and recorded on June 03, 2005.

THIS HAS NEVER BEEN A PRIMARY OR MARITAL RESIDENCE OF GRANTOR HEREIN.

This conveyance is subject to:
- Taxes for the year 2016 a lien, not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 974, Page 18, and as shown on the site plan in the Declarations, Covenants, Conditions and Restrictions of record in Instrument No. 20160302019779, Register's Office for Davidson County, Tennessee.
- Perpetual Right of Way Easement of record in Book 1136, Page 267 and Book 4098, Page 578, in the Register's Office for Davidson County, Tennessee.
- Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Declarations, Covenants, Conditions and Restrictions of 2400 Inga Street Residences of record in Instrument Number 20160302019779, Register's Office for Davidson County, Tennessee.
- Charter for 2400 Inga Street Residences Homeowners' Association, Inc. of record in Instrument Number 20160309-0022720, in the Register's Office for DavidsonCounty, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **895 Strouse Ave, Nashville, Tennessee 37206**.

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 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 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 the 8th DAY OF APRIL, 2016.

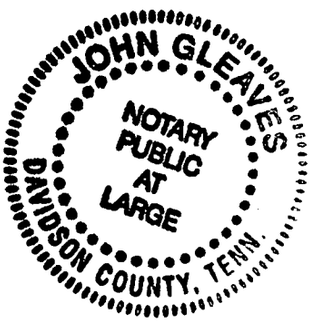
Kenneth Troope

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 8th of April, 2016.

Notary Public
My Commission Expires: 3678
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212