Davidson County DEEDWARR Recvd: 05/10/16 12:33 3 pgs Fees:18.00 Taxes:754.80 **20160510-0046358**	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $204,000.00 Affiant Subscribed and sworn to before me, this 9th DAY OF May, 2016. Notary Public MY COMMISSION EXPIRES: 10.12.19 (AFFIX SEAL)

WARRANTY DEED

BMR16-8805

LAURA PERRY NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Katheryn A. Kimmel	New Owner	
8805 Dolcetto Grv	(NAME)	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027-8390		181-14-0A-178.00-CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we BOBBY DUANE BREWER, AN UNMARRIED MAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto KATHERYN A. KIMMEL, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 86 of The Villas at Concord Place, Phase 4, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing The Villas at Concord Place, Phase 4 of record in Instrument Number 20070130-0012170, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit A-1 to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit to said Master Deed.

Being the same property conveyed to Bobby Duane Brewer, an unmarried man by Warranty deed from Centex Homes, a Nevada General Partnership of record in Instrument No. 20081010-0102809 Register's Office for Davidson County, Tennessee, dated October 08, 2008 and recorded on October 10, 2008.

This conveyance is subject to A) property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Instruments of record in Instrument 200603170031088, Instrument 200701300012170, Instrument 200512190151953, Instrument 200504150042176, Instrument 200710170123089, Instrument 200812190121383, Instrument 200505050050659 and Instrument 200512190151949, Instrument Number 200509220114218,amended in Instrument 200603280035297, Instrument 200605010049958, Instrument 200607310092350, Instrument 200612280160255, Instrument 200701300012170, Instrument 200711290138690, as corrected in Instrument 200712130143550 and further amended in Instrument 200802260018882 and Instrument 200803180027346, 200712130143550 and further amended in Instrument 200802260018882 and Instrument 200803180027346, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons Register's Office for Davidson County, Tennessee.

unimproved ( )

This is improved (X) property, known as 8805 Dolcetto Grv , Brentwood, Tennessee 37027-8390

(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 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 9th day of May, 2016.

Bobby Duane Brewer

STATE OF Tennessee
COUNTY OF Williamson

On this 9 day of May, 2016, before me personally appeared Bobby Duane Brewer, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this 9 day of May, 2016.

Notary Public
My Commission Expires:
2/21/2017

ROBYN DUBRAY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires

RETURN TO:
Homeland Title, LLC
1896 General George Patton
Franklin, TN 37067
Phone: (615)599-9959

True Copy Certification

I, Cari Mule' do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration therewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Cassie Lovvorn, a notary public for this county and state, Cari Mule', who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 03/03/2019

CASSIE LOVVORN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY