WARRANTY DEED	STATE OF TENNESSEE (dd) COUNTY OF ~~WILLIAMSON~~ Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$180,500.00** Affiant Subscribed and sworn to before me, this 20th day of May, 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:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jamie L. Warren	new owner	131-02-0A
(NAME)	(NAME)	(MAP)
2116 Hobbs Rd		009.00-CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37215-6609		
(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, Virginia Jean Hamilton, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Jamie L. Warren, unmarried woman, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. B-2, of Hobbs House Condominium Apartments, of record in Book 4595, Page 74, as amended in Book 5200, Page 54, said Register's Office, and by Master Deed of record in Book 5289, Page 515, said Register's Office, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Virginia Jean Hamilton by Warranty deed from Andrews Properties, Inc., a Tennessee Corporation of record in Book 5304, page 965, Register's Office for Davidson County, Tennessee, dated June 27, 1978 and recorded on June 29, 1978. (Value or consideration shown in aforementioned deed $37,900.00.)

Being also known as 2116 Hobbs Rd Nashville, TN 37215-6609.

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: 2116 Hobbs Rd, Nashville, Tennessee 37215-6609

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.

BILL GARRETT, Davidson County
Trans:T20160043757 DEEDWARR
Recvd: 05/24/16 15:52 2 pgs
Fees:13.00 Taxes:667.85
20160524-0052234

Witness my/our hand(s) this 20th day of May, 2016.

Virginia Jean Hamilton by Roger A. Horner, Attorney-in-Fact

Virginia Jean Hamilton by Roger A. Horner
Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee and Williamson County, appeared Roger A. Horner with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the Attorney-in-Fact for Virginia Jean Hamilton, the within named bargainor, and that he as such Attorney-in-Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Virginia Jean Hamilton.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 20th day of May, 2016.

My Commission Expires: 6/21/16

Notary Public

