Prepared by:
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Attorney at Law
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Davidson County DEEDWARR
Recvd: 06/06/16 13:57 3 pgs
Fees:18.00 Taxes:962.00
20160606-0056898

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $260,000.00

Affiant

Subscribed and sworn to before me, this 6 day of June 2016.

Notary Public
My commission expires:

CYNTHIA A. BADGER
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
John Roger Sparkman	John Roger Sparkman	117-03-0H-139.00
2600 Hillsboro Pike, Apt 139	703 Lion Parkway	
Nashville TN 37212	Columbia, TN 38401	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Ken R. Rajotte, married hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to John Roger Sparkman and Darlene Sparkman, husband and wife hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit 139 on the Plan THE ENCLAVE at Hillsboro Village Condominiums as established under Master Deed of record in Instrument No. 20051005-0119789 as amended in No. 20060210-0016562 Register's Office for Davidson County, Tennessee to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Ken R. Rajotte by deed from Nashville, Enclave, L.P. a Texas limited partnership of record in Instrument No. 20060518-0058249 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2016 taxes, a lien which are not yet due and payable. 2) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Instrument No. 20051005-0119789 and amended in No. 20060210-0016562, Register's Office for Williamson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to 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 building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of The Enclave at Hillsboro Village Condominiums

This property is improved property known as 2600 Hillsboro Pike, Apt 139, Nashville, Tennessee 37212

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. Grantors covenant with

Tennessee Certification of Electronic Document

I, Cynthia A. Badger, 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 herewith 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

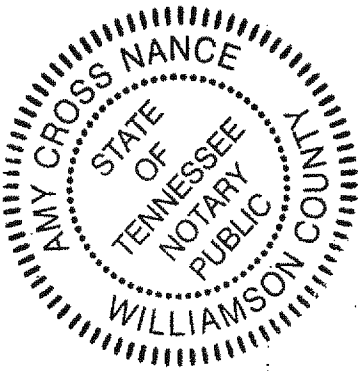
Personally appeared before me, Amy Cross Nance, a notary public for this county and state, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Name

Notary Signature

MY COMMISSION EXPIRES: 2/20/19

NOTARY'S SEAL



Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 6th day of June, 2016.

Ken R. Rajotte
Ken R. Rajotte

Anna Rajotte, Ken R. Rajotte
Anna Rajotte, by Ken R. Rajotte, Her Attorney-in-fact,
who joins in this conveyance for the sole purpose of waiving her marital interest in the property

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at Brentwood, Tennessee, this 6th day of June, 2016.

Notary Public

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires: 2/25/19

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 6th day of June, 2016, before me personally appeared Ken R. Rajotte to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Anna Rajotte acknowledged that such person executed the same as the free act and deed of Anna Rajotte.

Notary Public

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires 2/25/19
FILE NO: 09485