WARRANTY DEED

NIRAJ VANMALI
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
Comm. Exp. 3-6-2018

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS ~~GREATER, FOR THIS TRANSFER~~ IS $115,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bell Law Settlement Services, LLC 3102 West End Ave Suite 400, Nashville TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Dmytro Kryshtal	Suntrust Mortgage Inc.	142060B28600 CO
(NAME)	(NAME)	
810 Bellevue Rd., #286	901 Semmes Ave	
(ADDRESS)	(ADDRESS)	
Nashville TN 37221	Richmond, VA 23224	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT Ellen Margaret Freeman, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dmytro Kryshtal and Olga Kryshtal, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BUILDING NO. 52, UNIT NO. 286 AND GARAGE NO. 3 (286G) ON THE PLAN OF "PEPPERTREE" CREEKSIDE MEADOWS CONDOMINIUMS OF RECORD AT BOOK 4675, PAGE 128 THROUGH 130, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TOGETHER WITH ALL FIXTURES, APPLIANCES, WALLCOVERINGS, CARPETS OR OTHER IMPROVEMENTS THEREIN AND THE UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO, ALL BEING MORE PARTICULARLY DESCRIBED IN THE MASTER DEED AND BY-LAWS OF RECORD IN BOOK 4834, PAGE 257 THROUGH 312, AS AMENDED IN BOOK 6237, PAGE 644, BOOK 6535, PAGE 723, BOOK 6535, PAGE 724, BOOK 6874, PAGE 354, AND BOOK 7610, PAGE 973, AND THE CHARTER AT BOOK 4836, PAGE 610, ALL IN SAID REGISTER'S OFFICE TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ELLEN MARGARET FREEMAN BY WARRANTY DEED FROM CUB PROPERTIES VIII, A PARTNERSHIP COMPOSED OF WAYNE A. REED, ET AL, DATED MARCH 1, 1995, OF RECORD IN BOOK 9607, PAGE 212, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS BUILDING 52, UNIT 286, 810 BELLEVUE RD., NASHVILLE, TN 37221.

Davidson County DEEDWARR
Recvd: 06/20/16 08:43 3 pgs
Fees:18.00 Taxes:425.50
20160620-0062102

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations

This is: Improved property, known as 810 Bellevue Rd., #286 Nashville TN 37221

(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 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 Witness our hands 06/08/16.

Ellen Margaret Freeman

Ellen Margaret Freeman

STATE OF
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared, Ellen Margaret Freeman with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on 06/08/16.

NIRAJ VANMALI
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

My Commission Expires:
Comm. Exp. 3-6-2018

True Copy Certification

I, Dellana Lowhorn, 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 TN

County of Davidson

Personally appeared before me, John Bell Jr, a notary public for this county and state, Dellana Lowhorn, 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

Notary Seal (if on paper)

JOHN A. BELL JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires SEPT. 10, 2018

JOHN A. BELL JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires SEPT. 10, 2018