THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Williamson
Bankers Title & Escrow Corp. 5107 Maryland Way, Ste. 115 Brentwood, TN 37027	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~55,000.00~~. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF June, 2016 Janice H. Collins Notary Public MY COMMISSION EXPIRES: 9-11-17 (AFFIX SEAL)

JANICE H. COLLINS DAVIDSON COUNTY TENNESSEE
STATE OF TENNESSEE NOTARY PUBLIC

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M. Jonathon Loffi	New owner	MAP
523 Landon Dr		PARCEL 147-03-0B-075.00-CO
Nashville TN 37220		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Mary L. Billy, unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **M. Jonathon Loffi, unmarried**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being all of Unit No. D-11, of Southern Hills Condominium created under Title 66, Chapter 27, Section 101, et. seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6594, page 502, amended in Book 7044, page 209, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed. for a more complete identification and description of such Unit.

Being the same property conveyed to Mary L. Billy by Warranty deed from Rose Drake, an unmarried woman of record in Instrument No. 20020807-0094883 Register's Office for Davidson County, Tennessee, dated August 02, 2002 and recorded on August 07, 2002.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by 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 governmental and zoning regulations.

This is ( ) UNIMPROVED

(X) IMPROVED property known as **370 Wallace Rd #D-11, Nashville, TN 37211-4866.**

BILL GARRETT, Davidson County
Trans:T20160052035 DEEDWARR
Recvd: 06/20/16 10:17 2 pgs
Fees:13.00 Taxes:203.50
20160620-0062290

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 my hand( ) this the 17th day of June, 2016.

Mary L. Billy

Mary L. Billy

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 **Mary L. Billy** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 17th day of June, 2016.

My Commission expires: 10/18/16

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public