WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $710,000.00

Gary Kimball
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27 DAY OF June, 2016.

Gina M Rossy
Notary Public

MY COMMISSION EXPIRES: Aug 23, 2016
(AFFIX SEAL)

GINA M. ROSSY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires AUG. 23, 2016

Davidson County DEEDWARR
Recvd: 07/07/16 11:30 3 pgs
Fees:18.00 Taxes:2627.00
20160707-0069578

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
Gary Kimball	Same	104024C04000CO
(NAME)	(NAME)	
110 31st Ave. N., Apt. 602		
(ADDRESS)	(ADDRESS)	
Nashville TN 37203		
(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 **Howard Aubert, a single man** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Gary Kimball and wife. Carroll Kimball,** 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 UNIT 602, TOGETHER WITH THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF THE WEST END, A CONDOMINIUM, A HORIZONTAL PROPERTY REGIME ESTABLISHED BY MASTER DEED OF RECORD AS INSTRUMENT NO. 20080401-0032619, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AS AMENDED BY FIRST AMENDMENT TO MASTER DEED ESTABLISHING THE WEST END OF RECORD AS INSTRUMENT NO. 20080408-0035628, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSE, AND AS FUTHER AMENDED BY SECOND AMENDMENT TO MASTER DEED ESTABLISHING THE WEST END AS INSTRUMENT NO. 20090512-0043586, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND AS FURTHER AMENDED BY AMENDMENT TO SECOND AMENDMENT TO MASTER DEED ESTABLISHING THE WEST END AS INSTRUMENT NO. 20090921-0087974, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, SAID UNIT BEING DEPICTED ON THE CONDOMINIUM PLAT ATTACHED AS EXHIBIT "B" TO THE AFOREMENTIONED MASTER DEED.

TOGETHER WITH PARKING SPACE NUMBERS P2-6 AND P2-7 AND STOREAGE SPACE NUMBER P2-6 WHICH ARE ASSIGNED AS LIMITED COMMON ELEMENTS APPURTENANT TO THE ABOVE-DESCRIBED UNIT, AS SET FORTH AND DEFINED IN THE MASTER DEED.

BEING THE SAME PROPERTY CONVEYED TO HOWARD AUBERT BY DEED FROM WEST END PARTNERS LLC, A TENNESSEE LIMITED COMPANY, DATED SEPTEMBER 24, 2010, OF RECORD IN INSTRUMENT NO. 20100924-0076357, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 110 31ST AVE., #602, NASHVILLE, TENNESSEE 37203.

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 110 31st Ave. N., Apt. 602 Nashville TN 37203
(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 06/27/16.

Howard Aubert

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared, Howard Aubert 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 06/27/16.

NIRAJ VANMALI
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

Comm. Exp. 3-6-2018

My Commission Expires: _____

True Copy Certification

I, Dellana Loudhorn, 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 Loudhorn 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. 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