WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $253,500.00

Affiant

Subscribed and sworn to before me, this 1st day of July, 2016

Notary Public

MY COMMISSION EXPIRES: 7-3-17
(AFFIX SEAL)

STEVEN T. MORRIS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires July 3, 2017

BILL GARRETT, Davidson County
Trans:T20160059075 DEEDWARR
Recvd: 07/11/16 15:53 2 pgs
Fees:13.00 Taxes:937.95
20160711-0070943

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
Jeneva Westendorf	F & M Bank	117-11-0J
(NAME)	(NAME)	(MAP)
2025 Woodmont Boulevard	50 Franklin St.	218.00-CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37215-1564	Clarksville, TN 37040	
(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, Niraj R. Nathan, unmarried, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Harald Westendorf and Jeneva Myers Westendorf, husband and wife, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 218 of The Hillmont Condominiums, a horizontal regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit "C" to the Master Deed of record in Instrument No. 20040209-0015685, re-recorded in Instrument No. 20040212-0017074 and amended in Instrument No. 20050512-0053861, Register's Office for said County, to which reference is hereby made for more complete description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Niraj R. Nathan, an undivided one-half (1/2) interest by Quitclaim deed from Rama V. Nathan and Meena R. Nathan, tenants by the entirety of record in Instrument No. 20130107-0001949 Register's Office for Davidson County, Tennessee, dated November 27, 2012 and recorded on January 07, 2013. and

Being the same property conveyed to Niraj R. Nathan, an undivided one-half (1/2) interest by Quitclaim deed from Rama V. Nathan and Meena R. Nathan, tenants by the entirety of record in Instrument No. 20130128-0008829 Register's Office for Davidson County, Tennessee.

Being also known as 2025 Woodmont Boulevard, Nashville, TN 37215-1564.

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: 2025 Woodmont Boulevard, Nashville, Tennessee 37215-1564

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/our hand(s) this 1st day of July, 2016.

Niraj R. Nathan

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Niraj R. Nathan with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 1st day of July, 2016.

Notary Public

My Commission Expires: 9/20/17

