{ ADDRESS NEW OWNER:	{ SEND TAX BILL TO:	}MAP-PARCEL NOS}
{Cathy Lynn McCreary	{ New Owner	}131-09-0B-009.00CO }
{102 Sheffield Court	{	}
{Nashville, TN 37215	{	}
{This instrument prepared by: Robert J. Notestine III, Attorney at Law,		26b }
{109 Kenner Avenue, Suite 201, Nashville, TN 37205.		15321 }

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Edward S. Kelly, Jr., executor for the Estate of Carol K. Kelly (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto Cathy Lynn McCreary, a single person (The "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Situated in Davidson County, Tennessee particularly described as follows, to-wit:

Being Unit #9 as shown on recorded plan of Sheffield Condominiums, a condominium development as of record in deed Book 5200, page 474, Register's Office for Davidson County, Tennessee, reference to which is made for a more particular description.

Being the same property conveyed to Carol K. Kelly by Warranty Deed from Andrea K. Carter and Jennifer a. Wood and spouse, David M. Wood of record in Instrument Number 20071214-0143868, in the Register's Office of Davidson County, Tennessee. The said, Carol K. Kelly since died on May 2, 2008 and her estate is in Probate Case 08P1203 of Davidson County Seventh Circuit Court, Probate Division.

THIS CONVEYANCE IS MADE SUBJECT TO:
1. 2016 Davidson County taxes are not yet due and payable.

This is improved real property located on 102 Sheffield Court, Nashville, TN, 37215.

BILL GARRETT, Davidson County
Trans:T20160065454 DEEDWARR
Recvd: 07/29/16 14:15 3 pgs
Fees:18.00 Taxes:1322.75
20160729-0078480

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $357,500.00.

Affiant

Subscribed and sworn to before me this 29 day of July, 2016.

Notary Public

ELIZABETH M. PRESTON
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Commission Expires: 10/14/19

TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantors do covenant with the said Grantees that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and against the lawful claims of all persons whomsoever.

Witness my hand this 28th day of July, 2016.

The Estate of Carol K. Kelly

By: Edward S. Kelly, Jr. Executor

Edward S. Kelly, Jr., Individually

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Edward S. Kelly, Jr. with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Executor of The Estate of Carol K. Kelly, and that he as such Executor executed the foregoing instrument for the purposes therein contained, by signing the name of the Estate by himself/herself as Executor.

WITNESS my hand and official seal at Nashville, Davidson County, Tennessee, this 28 day of July, 2016.

ROBERT J. NOTESTINE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 8, 2017

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Edward S. Kelly, Jr. with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, executed the foregoing and who acknowledged that he executed the same the foregoing instrument for the purposes herein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 28 day of July, 2016.

My Commission Expires: _____ Notary Public

ROBERT J. NOTESTINE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 8, 2017