Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans: T20160066623 DEEDWARR
Recvd: 08/03/16 08:41 2 pgs
Fees: 13.00 Taxes: 1228.40
20160803-0079940

02-1606-49949

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson
The actual consideration or value, whichever is greater, for this transfer is $332,000.00.

Affiant

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

Notary Public
My commission expires: 10/18/16

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information:
Ivy Williams Pierce et vir 118 Forest Place Circle Nashville TN 37215	new owner	131-05-0-C-118.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Kendall Clark Jones, Trustee of The Unnamed Family Trust u/a/d September 2, 1992**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Ivy Pierce and David G. Pierce, wife and husband,** hereinafter called the Grantees, their successors 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 No. 118, together with appurtenant interest in the common elements of The Hillsborough Condominiums, a horizontal property regime as established by Master Deed and By-Laws of record in Book 6822, Page 721, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed and being located upon Lot No. 1 on the Plan of The Hillsborough of record in Book 6250, Page 699, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kendall Clark Jones, Trustee of The Unnamed Family Trust u/a/d September 2, 1992 by deed from Leigh P. Johnson, unmarried, dated July 31, 2013, recorded August 5, 2013, of record in Instrument No. 20130805-0081507, Register's Office for Davidson County, Tennessee.

The subject property is neither the principal residence of Grantor nor his/her spouse or any dependent.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 118 Forest Place Circle, Nashville, TN 37215.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 27 day of July, 2016.

/Kendall Clark Jones, Trustee/

Kendall Clark Jones, Trustee of The
Unnamed Family Trust u/a/d September 2, 1992

STATE OF ~~TENNESSEE~~ Virginia SS
COUNTY OF ~~WILLIAMSON~~ Newport News SS

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Kendall Clark Jones, Trustee of The Unnamed Family Trust u/a/d September 2, 1992**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand in Newport News VA, this 27 day of July, 2016.

Starlette Shannon
Notary Public

My Commission expires: 12/31/2016

Starlette Shannon
Commonwealth of Virginia
Registration # 7525272
My Commission Expires: 12/31/2016