BOX 10-A

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160080061 DEEDWARR
Recvd: 09/13/16 10:28 2 pgs
Fees: 13.00 Taxes: 1110.00
20160913-0096077

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $300,000.00

Nancy Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 12th DAY OF September, 2016.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

KEVIN D. MONTGOMERY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN. My Commission Expires November 5, 2019

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nancy Smith	New Owner	
(NAME) 5628 Oakes Drive	(NAME)	160-14-0F-014.00-CO
(ADDRESS) Brentwood, TN 37027	(ADDRESS)	
(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, **ADDIE W. GLENN, UNMARRIED,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **NANCY SMITH, 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:

Unit No. 5628 (Parcel No. 14), together with the carport designated No. 5628-C, in BRENTWOOD HALL, a Condominium, a Horizontal Property Regime, located at the corner of Old Hickory Boulevard and Oakes Drive, Brentwood, Davidson County, Tennessee, as shown on the plat of Brentwood Hall, Condominium Apartments, recorded in Instrument No. 20011023-0115309 as amended in Instrument No. 20011031-0118967, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Instrument No. 20011023-0115544, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Brentwood Hall, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Instrument Nos. 20011023-0115544 and 20011023-0115545, respectively, Register's Office for Davidson County, Tennessee, and restrictions in Book 4020, Page 59, said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Edgar M. Glenn, Jr. and wife Addie W. Glenn by Warranty Deed from Haury and Smith Contractors, Inc., recorded on the 4th day of December, 2001 in Instrument No. 20011204-0133098, in the Register's Office of Davidson County, Tennessee. Edgar M. Glenn, Jr. has since died on January 24, 2005, leaving Addie W. Glenn as sole surviving Tenant by the Entirety.

This conveyance is subject to 2016 Real Property taxes; all matters appearing on the plan of record in Instrument No. 20011023-0115309 and Instrument No. 20011103-0118967 and Boundary Plat recorded in Instrument No. 20010227-0018167, said Register's Office; Restrictive Covenants of record in Book 4020, Page 59, said Register's Office; Bylaws recorded in Instrument No. 20011023-0115545, said Register's Office; and Stormwater Detention Agreement as set forth in instrument recorded in Instrument No. 20010226-0017634, said Register's Office.

This is improved x property, known as 5628 Oakes Drive, Brentwood, TN 37027
(unimproved)
(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.

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

Witness my hand this 12th day of September, 2016

+Addie W. Glenn

ADDIE W. GLENN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Addie W. Glenn, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 12th day of September, 2016.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires November 5, 2019