RETURN TO

Greenvue Title & Escrow, LLC
2207 Crestmoor Road, Suite 101
Nashville, Tennessee 37215

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160092326 DEEDWARR
Recvd: 10/19/16 11:32 2 pgs
Fees: 13.00 Taxes: 1043.40
20161019-0110489

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$282,000.00.**

Affiant

Subscribed and sworn to before me this 17 day of October, 2016

Notary Public
My Commission expires: 8-20-2019
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Daniel E. Morris	New Owner	117-03-0A-08400CO
3000 Hillsboro Pike # 84		
Nashville, TN 37215		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Katherine Ansley Goodheart, unmarried and Gregory Thomas Goodheart and wife, Denise Lee Goodheart, as joint tenants with survivorship**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Daniel E. Morris, unmarried and Nancy G. Morris, unmarried, as joint tenants, with rights of survivorship**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Unit No. 84, as shown on the plat of Versailles Apartments of record in Plat Book 5050, Page 80, Register's Office for Davidson County, Tennessee, which is a condominium plat, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Katherine Ansley Goodheart, unmarried and Gregory Thomas Goodheart and wife, Denise Lee Goodheart, as joint tenants with right of survivorship, from Barry A. Mabery, by deed on September 21, 2015, of record in Instrument Number 20151016-0105677, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2017 and subsequent years a lien, but not yet due and payable.
- Subject to all matters as shown on the Plan of record in Plat Book 5050, Page 80, Surveyor's Certificate of Correction in Book 5171, Page 153, Register's Office for Davidson County, Tennessee.
- Master Deed of record in Book 5168, Page 944, as amended in Book 5589, Page 367; Book 5859, Page 641; Book 5667, Page 375; Book 7770, Page 955 and Book 8434, Page 719, Register's Office for Davidson County, Tennessee.
- Charter of Versailles Homeowner's Association, Inc., of record in Book 5179, Page 858, Register's Office for Davidson County, Tennessee.

This is improved property known as: **3000 Hillsboro Pike # 84, Nashville, TN 37215**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 this October 17, 2016.

Katherine Ansley Goodheart

Gregory Thomas Goodheart

Denise Lee Goodheart

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Katherine Ansley Goodheart,** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this October 17, 2016

My commission expires 1/5/17

Notary Public

ROBERT HOUSTON AKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Gregory Thomas Goodheart,** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this October 17, 2016

My commission expires 1/5/17

Notary Public

ROBERT HOUSTON AKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Denise Lee Goodheart,** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this October 17, 2016

My commission expires 1/5/17

Notary Public

ROBERT HOUSTON AKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON