Davidson County DEEDWARR
Recvd: 10/25/16 09:52 3 pgs
Fees:18.00 Taxes:579.05
20161025-0112611

WARRANTY DEED

JORDAN T MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

166724

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $156,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 21st DAY OF October, 2016.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

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
Andrew Bissell	NEW BUYER	
(NAME)	(NAME)	172-12-D/312.00-CO
7219 Althorp Way #L-2		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(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, I, **EVA KAY GAMBREL, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ANDREW BISSELL, A MARRIED MAN,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS 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. L-2, as shown on Exhibit B2 & B3 to the Supplemental Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood of Lenox Village, a Traditional Neighborhood Development, Annexing Additional Property to the Town Center Homes, a Horizontal Property Regime and Residential Neighborhood (Section Two. The Town Center Homes) of record in Instrument No. 20050324-0032209, as amended in Instrument No. 20050815-0096405, in the Register's Office for Davidson County, Tennessee. Also being a part of the same property shown on the Plan of Section 2, The Town Center Homes at Lenox Village, of record in Instrument No. 20050322-0031182, as revised in Instrument No. 20061103-0136911, as established by the Master Deed of record in Instrument No. 20020315-0032825, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Eva Kay Gambrel, unmarried by deed from Hazel A. Vice, unmarried, dated October 19, 2009, of record in Instrument No. 20091019-0096658, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 2016 real property taxes; all matters appearing of record in Instrument No. 20050322-0031182 and Instrument No. 20061103-0136911, said Register's Office; Restrictive Covenants of record in Instrument Nos. 20050324-0032209, 20050815-0096405, 20060321-0032383, 20060120-0007914, 20070103-0001284, 20070830-00104306, and 20080326-0030439, said Register's Office; and Master Deed and Bylaws of record in Instrument No. 20020315-0032825, said Register's Office.

unimproved
This is improved x property, known as 7219 Althorp Way #L-2, Nashville, TN 37211

(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.

Witness my hand this 21 day of October, 2016

Eva Kay Gambrel

EVA KAY GAMBREL

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 Eva Kay Gambrel, 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 21 day of October, 2016.

Commission expires:

STATE OF TENNESSEE NOTARY PUBLIC

Notary Public

True Copy Certification

I Maxwell Coyle, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true correct copy of the original document executed and authenticated according to law.

Maxwell Coyle

State of Tennessee/County of Willamson SS:

Personally appeared before me, Shelly M Smith, a notary public for this County and State, Maxwell Coyle, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Shelly M Smith Commission Expires 4-24-2018

SHELLY M SMITH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-24-2018