THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Williamson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **100,000.00**. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF November, 2016 Notary Public MY COMMISSION EXPIRES: 03/26/2017 (AFFIX SEAL)
Bankers Title & Escrow Corp. 5107 Maryland Way, Ste. 115 Brentwood, TN 37027	
Davidson County DEEDWARR Recvd: 11/21/16 16:00 3 pgs Fees:18.00 Taxes:370.00 **20161121-0122935**	

DOLLY T. PEAY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas I. Torres	REGIONS BANK D/B/A REGIONS MORTGAGE	
2617 CALL HILL RD	2050 PARKWAY OFFICE CIRCLE	135-08-0A-615.00-CO
NASHVILLE, TN 37211	BIRMINGHAM, AL 35244	
(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, **Connie G. Nelson, an unmarried woman**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Douglas I. Torres and Margarita L. Vides De Torres, husband and wife**

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:

Being Unit No. 615 of Nashboro Village Nineteen Condominiums, a condominium or horizontal property regime established by a Master Deed of record in Book 5333, Page 957, Register's Office for Davidson County, Tennessee, as shown on the plan of Nashboro Village Nineteen Condominiums of record in Book 5200, Page 80, said Register's Office, together with each and all rights, privileges and appurtenances thereunto belonging, as set for in said Master Deed (and By-Laws which form a part thereof), including, without limitation, such unit's divided interest in the land and common elements, and its interest in any appurtenant limited common elements.

Being the same property conveyed to Connie G. Nelson, an unmarried woman by Warranty deed from Neal E. Hunt and wife, Jana Gregory Hunt of record in Instrument No. 20010807-0084575 Register's Office for Davidson County, Tennessee, dated August 03, 2001 and recorded on August 07, 2001.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **615 Longhunter Court, Nashville, TN 37217-3703.**

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 _____ hand( ) this the 21st day of November, 2016.

Connie G. Nelson

Connie G. Nelson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal this the 21st day of November, 2016.

My Commission expires: 11/3/20

SAMUEL F. ANDERSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

True Copy Certification

I, **Dolly T. Peay**, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Dolly T. Peay

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me, the undersigned, a notary public for this county and state, **Dolly T. Peay**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My commission expires: **03/18/2019**

