RETURN TO:
GREATER NASHVILLE CO.
TITLE & CLOSING
200 MADISON STREET
MADISON, TN 37115

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $245,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th day of January, 2017.

Notary Public

MY COMMISSION EXPIRES: 2-19-19

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC ROBERT L. SANDERS JR. DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20170002496 DEEDWARR
Recvd: 01/10/17 11:15 2 pgs
Fees:13.00 Taxes:906.50
20170110-0002774

THIS INSTRUMENT WAS PREPARED BY
DEANIE L. GREGORY, ATTORNEY AT LAW
GREATER NASHVILLE TITLE AND CLOSING COMPANY
200 MADISON STREET
MADISON, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Wilson Co	Wilson Co	103160f00600co
(NAME)	(NAME)	
3000 Hillsboro Pike, Apt. 20	3000 Hillsboro Pike, Apt. 20	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Kenneth W. Colson and Diane M. Colson, Husband and Wife, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MWSC COMPANY, LLC, HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Being a Condominium Apartment known as Unit "F" on the Plan of Wilson Place, a horizontal property regime as established by Master Deed and By Laws of record in Book 6268, Page 296, Register's Office for Davidson County, Tennessee, and an undivided interest in the general and limited common elements appurtenant thereto, and as shown on the Condominium Plat of Wilson Place of record in Plat Book 6200, Page 3, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kenneth W. Colson and Diane M. Colson, Husband and Wife from Stella M. Bishop, unmarried, by Warranty Deed dated May 10, 2013, of record in Instrument No. 20130531-0055144, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING: TAXES FOR THE YEAR 2017 AND SUBSEQUENT YEARS; SUBJECT TO NOTES, EASEMENTS, SETBACK LINES AND ALL MATTERS SET FORTH ON THE CONDOMINIUM PLAT OF WILSON PLACE OF RECORD IN PLAT BOOK 6200, PAGE 3, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; SUBJECT TO ANY RESTRICTIONS, EASEMENTS, ETC., OF PUBLIC RECORD THAT MAY AFFECT SUBJECT PROPERTY.

unimproved ☐

This is improved ☑ property, known as 3845 Whitland Ave., Nashville, TN 37205
(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 GRANTEE, their heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, 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 our hands this 6th day of January, 2017.

Kenneth W. Colson

Diane M. Colson

STATE OF FLORIDA

COUNTY OF Hillsborough

On this 6th day of January, 2017, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Kenneth W. Colson and Diane M. Colson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
6/22/17

Notary Public,

Return To:

Greater Nashville Title and Closing Company
200 Madison Street
Madison, TN 37115

NOTARY PUBLIC STATE OF FLORIDA
LINDA LYMAN
Commission # FF 027956
Expires June 22, 2017
Bonded Thru Troy Fain Insurance 800-385-7019