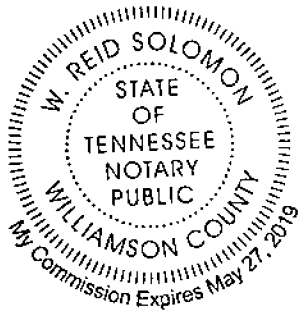
Davidson County DEEDWARR
Recvd: 01/19/17 09:24 3 pgs
Fees:18.00 Taxes:1202.13
20170119-0005770



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $324,900.00.

Affiant

Subscribed and sworn to before me, this 6th day of January, 2017.

Notary Public

My commission expires: 5-27-19

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
311 12th Avenue South, Nashville, TN 37203

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Jocelyn Jacobs	Jocelyn Jacobs	118-09-0A-002.00-CO
1001 Clifton Lane, Apt 2	1001 Clifton Lane, Apt 2	
Nashville, TN 37204	Nashville, TN 37204	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Patricia Ellen Treece, Trustee of the Billy Joe Treece Tennessee Q-Tip Trust FBO Patricia Ellen Treece

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Jocelyn K. Jacobs, a single woman

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

A Condominium Apartment in Davidson County, Tennessee, being Townhome No. 2 located on Lot 3 of Hawthorne Square, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, of record in Book 6250, Page 422 and shown as Exhibit "A" to the Master Deed of record in Book 6341, Page 630, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

BEING the same property conveyed to Patricia Ellen Treece, Trustee of the Billy Joe Treece, Tennessee Q-Tip Trust FBO Patricia Ellen Treece by Warranty Deed dated October 30, 2014, from Matthew Keane Taylor, Executor and Patricia Grady Lea, Erin Grady Kimzey, Elizabeth Grady Bell and Broderick Charles Grady, devisees under the Last Will and Testament of Colleen Grady, Deceased of record as Instrument No. 20141030-0100302 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 1001 Clifton Lane, Apt 2, Nashville, TN 37204.

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 6th day of January, 2017.

Patricia Ellen Treece, Trustee

Patricia Ellen Treece, Trustee of the Billy
Joe Treece Tennessee Q-Tip Trust
FBO Patricia Ellen Treece

STATE OF TENNESSEE
COUNTY OF Wayne

Personally appeared before me, the undersigned, a Notary Public for the State and County aforesaid, **Patricia Ellen Treece** with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath acknowledged that she as **Trustee** executed the within instrument for the purposes therein contain, and who further acknowledged that she is the **Trustee** of the **Billy Joe Treece Tennessee Q-Tip Trust** and is authorized as **Trustee** to execute this instrument.

Witness my hand and official seal this 6th day of January, 2017.

Lorri Cooke

Notary Public

My Commission Expires: MY COMMISSION EXPIRES 8-20-2019

LORRI COOKE
STATE OF TENNESSEE NOTARY PUBLIC
WAYNE COUNTY

SolomonParks File No. 816062

True Copy Certification

I, Mitchell A. Watts, 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.

Mitchell A Watts

Signature

State of Tennessee

County of Davidson

Personally appeared before me, W. Reid Solomon, a notary public for this county and state, Mitchell A. Watts who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

WRS

Notary's Signature

My Commission Expires: 5-27-19

Notary' Seal (if on paper)

