Davidson County DEEDWARR
Recvd: 02/21/17 16:22 6 pgs
Fees:32.00 Taxes:0.00
20170221-0017587

WARRANTY DEED

MAIL RECORDED DEED TO:

BRITTANY SANTOS
TIMIOS, INC.
5716 CORSA AVENUE, #102
WESTLAKE VILLAGE, CA 91362

OWNER (SEND TAX BILLS TO):

WILLIAM D. MATHIESON
SALLY J. MATHIESON
161 NASHBORO GRNS.
NASHVILLE, TN 37217

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, WILLIAM D. MATHIESON, who acquired title as WILLIAM D. MATHISON and SALLY J. MATHISON, husband and wife (herein, "Grantor"), whose address is 161 Nashboro Grns., Nashville, TN 37217, hereby sells, transfers and conveys to WILLIAM D. MATHIESON and SALLY J. MATHIESON, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 161 Nashboro Grns., Nashville, TN 37217, all of Grantor's interest in and to the following described real property located in Dickson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 161 Nashboro Grns., Nashville, TN 37217

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever. AND the Grantor for the Grantor and Grantor's heirs, representatives, successors and assigns, does covenant and agree to and with Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances except those appearing of record; that Grantor has good right to sell and convey the same to Grantee as aforesaid; and that the before granted premises Grantor will warrant and forever defend against all lawful claims whatever.

WITNESS my hand and seal this 10th day of Jan, 2017.

PIN NO: 135 11 0C 053.00

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

GRANTOR:

William D. Mathieson, who acquired title as
William D. Mathison

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, William D. Mathieson, who acquired title as William D. Mathison, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of January, 2017.

[Affix Notary Seal]

DOTTY HARPER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 08-17-2019

SIGNATURE OF NOTARY PUBLIC
My commission expires: 8-17-19

GRANTOR:

Sally J. Mathieson

Sally J. Mathieson, who acquired title as
Sally J. Mathison

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Sally J. Mathieson, who acquired title as Sally J. Mathison, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of January, 2017.

[Affix Notary Seal]

DOTTY HARPER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 08-17-2019

Dotty Harper

SIGNATURE OF NOTARY PUBLIC
My commission expires: 8-17-19

This transaction is exempt from recordation tax pursuant to T.C.A. Section 67-4-409(a)(3)(A) as it is a transfer between spouses in accordance with that section.

OATH OF CONSIDERATION

STATE OF TN
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ **50.00**.

GRANTEE

Grantee signature _____
William D. Mathieson

Subscribed and sworn to under oath before me, this 10th day of JAN, 2017.

_____
SIGNATURE OF NOTARY PUBLIC
My commission expires: 8-17-19

[Affix Notary Seal]



EXHIBIT A

[Legal Description]

A CERTAIN TRACT OR PARCEL LOCATED IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING UNIT NO. 210, OF THE HORIZONTAL PROPERTY REGIME PRIVATE ELEMENT PLAT, PHASE TWO ON THE PLAN OF NASHBORO VILLAGE, AS OF RECORD IN PLAT BOOK 9700, PAGE 968, AMENDED BY INSTRUMENT NO. 200104230039877, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

PARCEL 135 11 0C 053.00

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for **Davidson County, TN** , as Instrument No. 20100216-0011579 on February 16, 2010.

PIN NO: 135 11 0C 053.00

STREET ADDRESS:

161 Nashboro Grns., Nashville, TN 37217

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

True Copy Certification

I, Michael Martinez, 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.

Signature

State of Westlake Village

County of Los Angeles

Personally appeared before me, **Eliana Buenrostro**, a notary public for this county and state, **Michael Martinez** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 3/31/17
Notary' Seal (if on paper)

