{ ADDRESS NEW OWNER:	{ SEND TAX BILL TO:	}MAP-PARCEL NOS }
{Lucile Bradford Roberts	{New Owner	}116130a00700co }
{6016 Sedberry Road	{	} }
{Nashville, TN 37205	{	} }
{This instrument prepared by: Robert J. Notestine III, Attorney at Law,		}
{109 Kenner Avenue, Suite 201, Nashville, TN 37205		}

WARRANTY D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Mary T. Carter Jones, a married person (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto Lucile Bradford Roberts, a single person (The "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

That certain condominium apartment in Davidson County, Tennessee, being Unit No. 38A on the Condominium Plat of Lots 37 and 38 of Harding Park, Section 2, Lots 35-38, together with the limited common elements appurtenant thereto as shown on the Plat of record in Book 5050, page 81, said Register's Office, to which plat reference is hereby made.

Being the same property conveyed to Mary T. Carter, unmarried, by Warranty Deed from Kristi Harris, unmarried of record in Instrument Number 20070622-0074891, said Register's Office for Davidson County, Tennessee.

The above described real estate is improved and is not nor ever was marital property nor is it subject to any homestead exemption of the spouse of the Grantor.

Mary T. Carter and Marty T. Carter Jones are one and the same person.

This is improved real property commonly known as 6016 Sedberry Road, Nashville, TN 37205.

This conveyance is subject to the following:

1. County Taxes for the year 2017 for Davidson County, Tennessee.
2. Matters shown on the plat, of record in Book 5050, page 81, said Register's Office for Davidson County, Tennessee.
3. Easements as shown of record in Book 5691, page 570, said Register's Office for Davidson County, Tennessee.
5. Master Deed as shown of record in Book 5095, page 181, Book 5103, page 727 and Book 5173, page 527, said Register's Office for Davidson County, Tennessee.
6. Easement for flow of Jocelyn Hollow Branch.
7. Charter of Sedberry Place HOA as shown of record in Book 5115, page 935, said Register's Office for Davidson County, Tennessee.

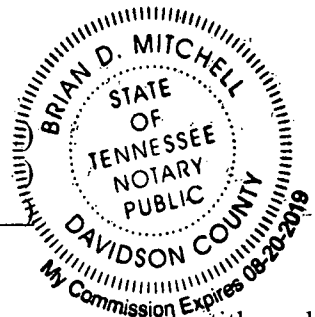
(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration or value, whichever is greater
(for this transfer is $415,000.00.
(
(Subscribed and sworn to before me
(this 7th day of March, 2017.

Affiant

BILL GARRETT, Davidson County
Trans:T20170020674 DEEDWARR
Recvd: 03/10/17 09:25 2 pgs
Fees:13.00 Taxes:1535.50
20170310-0023672

(
(
(My Commission Expires: _____

Brian D. Mitchell
Notary Public



TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 7th day of March, 2017.

Mary T. Carter Jones
Mary T. Carter Jones

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Mary T. Carter Jones, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal of Nashville, Tennessee, on this 7th day of March, 2017.

Notary Public

My Commission Expires:

