BILL GARRETT, Davidson County
Trans:T20170032021 DEEDWARR
Recvd: 04/17/17 15:22 3 pgs
Fees:18.00 Taxes:782.55
20170417-0037196

Warranty Deed

	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $211,500.00. Affiant Subscribed and sworn to before me, this the 7th day of April, 2017. Notary Public My commission expires:

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
David Highsmith	New Owner	133-15-0A-087.00-CO; 133-15-0A-077.00-CO 133-15-0A-042.00-CO 133-15-0A-041.00-CO 133-15-0A-027.00-CO
2306 Eugenia Avenue		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **ANDREW HALL AKA ANDREW EUGENE AND YAMEL HALL, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DAVID HIGHSMITH, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Parcel 1:

A certain Condominium apartment known as Unit No. E-7 of Pagoda Condominiums, created by Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6111, Page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference to Master Deed for Pagoda Condominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit

Map/Parcel No: 133-15-0A-027.00-CO

Parcel 2:

A certain Condominium apartment known as Unit No. G-5 of Pagoda Condominiums, created by Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6111, Page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference to Master Deed for Pagoda Condominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit

Map/Parcel No: 133-15-0A-041.00-CO

Parcel 3:

A certain Condominium apartment known as Unit No. G-6 of Pagoda Condominiums, created by Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6111, Page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference to Master Deed for Pagoda Condominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit

Map/Parcel No: 133-15-0A-042.00-CO

Parcel 4:

A certain Condominium apartment known as Unit No. M-7 of Pagoda Condominiums, created by Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6111, Page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference to Master Deed for Pagoda Condominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit

Map/Parcel No: 133-15-0A-077.00-CO

Parcel 5:

A certain Condominium apartment known as Unit No. O-1 of Pagoda Condominiums, created by Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6111, Page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference to Master Deed for Pagoda Condominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit

Map/Parcel No: 133-15-0A-087.00-CO

Being the same property conveyed to Jamshid Sharifi and wife, Parvin Vafai by Warranty deed from Jeff A. Bown and wife, Susan Bown of record in Instrument No. 20020425-0051296 Register's Office for Davidson County, Tennessee, dated April 19, 2002 and recorded on April 25, 2002. Affects Unit No. G-6, Unit No. M-7 and Unit No. O-1

Being the same property conveyed to Jamshid Sharifi and Parvin Vafai by Trustee's deed from Richard M. Smith, not individually but as successor trustee of record in Instrument No. 20120518-0043190 Register's Office for Davidson County, Tennessee, dated May 17, 2012 and recorded on May 18, 2012. Affects Unit G-5

Being the same property conveyed to Jamshid Sharifi and Parvin Vafai by Trustee's deed from Richard M. Smith, not individually but as successor trustee of record in Instrument No. 20120518-0043193 Register's Office for Davidson County, Tennessee, dated May 17, 2012 and recorded on May 18, 2012. Affects Unit E-7

Being the same property conveyed to Andrew Hall aka Andrew Eugene Hall and Yamel Hall, husband and wife by Warranty deed from Jamshid Sharifi and wife, Parvin Vafai of record in Instrument No. 20160926-0101362 Register's Office for Davidson County, Tennessee, dated September 15, 2016 and recorded on September 26, 2016.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 320 Welch Road, Unit G6, G5, E7, M7 & O1, Nashville, TN 37211.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 7th day of April, 2017.

Andrew Hall aka Andrew Eugene

Yamel Hall

STATE OF Texas
COUNTY OF Harris

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Andrew Hall aka Andrew Eugene and Yamel Hall, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 8 day of April, 2017.

Notary Public

My Commission Expires:

08/07/2017

NOTARY PUBLIC STATE OF TEXAS

CHRISTY MCGEE
Notary Public
STATE OF TEXAS
My Comm. Exp. August 7, 2017