WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170035411 DEEDWARR
Recvd: 04/27/17 08:55 2 pgs
Fees:13.00 Taxes:1230.25

20170427-0041243

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $332,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 21 DAY OF April, 2017.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peter M. Wighton and Christina N. Wighton	new owner	
(NAME)	(NAME)	
534 Belair Way		131-6D-534 CO
(ADDRESS)	(ADDRESS)	
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 GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **DAVID A. FLOYD, JR. AND WIFE, LEIGH ANN FLOYD**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PETER M. WIGHTON AND CHRISTINA N. WIGHTON, FATHER AND DAUGHTER,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being the condominium unit designated as Unit No. 534 Burton Hill, Village of Belair, together with an undivided percentage interest in the common elements of the condominium as referred to in and established by the Master Deed establishing Burton Hills, Village of Belair, a Condominium of record in Book 6690, page 70, in the Office of the Register of Davidson County, Tennessee, as amended.

Being the same property conveyed to David A. Floyd, Jr. and wife, Leigh Ann Floyd by Quitclaim Deed from Eugene McNeil and wife, Bettye O. McNeil dated January 28, 1992 of record in Book 8556, page 705, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved _
This is improved x property, known as 534 Belair Way, Nashville, TN 37215
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 my hand this 21 day of April, 2017

David A. Floyd, Jr.
by Leigh Ann Floyd Attorney in fact

DAVID A. FLOYD, JR., BY: LEIGH ANN FLOYD, ATTORNEY IN FACT

Leigh Ann Floyd

LEIGH ANN FLOYD

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Leigh Ann Floyd, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 21 day of April, 2017.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires November 5, 2019

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this ___ day of April, 2017, before me personally appeared Leigh Ann Floyd to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of David A. Floyd, Jr. and acknowledged that she executed the same as the free act and deed of David A. Floyd, Jr..

Witness my hand and official seal at Nashville, Tennessee this 21 day of April, 2017.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires November 5, 2019