WARRANTY DEED

A. C. HALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 8, 2018

W-RTE-17-3000-109

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $435,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF MAY, 2017.

Notary Public

MY COMMISSION EXPIRES: 5-8-18

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Drew W. Wright and Christianne R. Wright	New Owner	
(NAME)	(NAME)	
3000 Vanderbilt Place Apt 109	184 Bluebird Ln.	**104-02-4B-109.00-CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	Wunfield, PA 17889	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **MARY ELIZABETH FRANKLIN, AS TRUSTEE OF THE MARY ELIZABETH FRANKLIN REVOCABLE TRUST UNDER AGREEMENT DATED SEPTEMBER 28, 2006,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **DREW W. WRIGHT AND CHRISTIANNE R. WRIGHT, HUSBAND AND WIFE,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 109, of Bristol West End, a Condominium Development established pursuant to the provisions of the Tennessee Horizontal Property act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, under the Master Deed establishing Bristol West End, a Condominium Development, of record as Instrument No. 20070503-0053313 as amended in Instrument No. 20070629-0077729, 20081016-0104201, 20101130-0095113, 20151228-0130187 and 20170316-0025728 in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights and interest in favor of other unit owners, and all sewer, water, electrical telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof, said Unit being depicted on Exhibit " C" to said Master Deed; together with a percentage interest in the common elements and voting percentage set forth in Exhibit "D" to said Master Deed, as amended in Instrument No. 20070629-0077729, said Register's Office.

Being the same property conveyed to Mary Elizabeth Franklin, as Trustee of the Mary Elizabeth Franklin Revocable Trust under agreement dated September 28, 2006 by Quitclaim Deed from Beth D. Franklin of record in Instrument No. 20120524-0045181 Register's Office for Davidson County, Tennessee, dated May 21, 2012 and recorded on May 24, 2012.

This conveyance is subject to:

- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **3000 Vanderbilt Place Apt 109 , Nashville, Tennessee 37212**.

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), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20170043815 DEEDWARR
Recvd: 05/23/17 13:49 2 pgs
Fees:13.00 Taxes:1609.50

20170523-0051236

Witness my/our hand(s) this the 19th DAY OF MAY, 2017.

Mary Elizabeth Franklin, as Trustee of the Mary Elizabeth Franklin Revocable Trust under agreement dated September 28, 2006

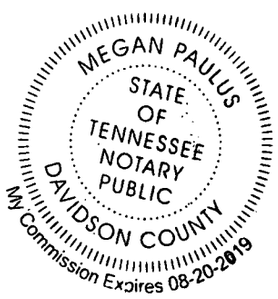
BY: Mary Elizabeth Franklin
Mary Elizabeth Franklin
Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARY ELIZABETH FRANKLIN, TRUSTEE of MARY ELIZABETH FRANKLIN, AS TRUSTEE OF THE MARY ELIZABETH FRANKLIN REVOCABLE TRUST UNDER AGREEMENT DATED SEPTEMBER 28, 2006, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 19th of May, 2017.

Megan Paulus
Notary Public
My Commission Expires: 8/20/19
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212