WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170055664 DEEDWARR
Recvd: 06/29/17 10:09 2 pgs
Fees:13.00 Taxes:686.35

20170629-0065438

G-P-17-502

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF JUNE, 2017.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

DANA BELLWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2020

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)
Tiffany Lynn Beye	**BancorpSouth Bank**	
(NAME) **502 Stacy Square**	(NAME) **2778 W. Jackson St. Building C, 2nd Floor**	**128-06-0A-502.00-CO**
(ADDRESS) **Nashville, TN 37221**	(ADDRESS) **Tupelo, MS 38801**	
(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, **BLACK SHEEP, LLC,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **TIFFANY LYNN BEYE, A SINGLE WOMAN,** 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:

Land in Davidson County, Tennessee, being Unit No. 502, together with the appurtenant interest in the common elements, of Stacy Square Townhomes II, Condominium, a horizontal property regime established by Master Deed and By-Laws, of record in Book 6497, page 700, amended in Book 8117, page 891, Register' s Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan as Attached Exhibit " A" to the aforementioned Master Deed and being located upon Lot No. 4 on the Plan of Stacy Square Townhomes II of record in Plat Book 6250, page 159, Register' s Office for Davidson County, Tennessee.

Being the same property conveyed to Black Sheep, LLC by Warranty deed from Amy Lynn Jones-Muckenhirn of record in Instrument No. 20150915-0093571 Register's Office for Davidson County, Tennessee, dated September 04, 2015 and recorded on September 15, 2015.

This conveyance is subject to:
- Taxes for the year 2017 and subsequent years, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 6250, Page 159, Register's Office for Davidson County, Tennessee.
- All conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Stacy Square Townhomes, Ilof record in Book 6497, Page 700, as amended in Book 8117, Page 891, Register's Office for Davidson County, Tennessee.
- HOA Charter of record in Book 6388, Page 616, in the Register's Office for Davidson County, Tennessee.
- Agreement to Maintain Road of record in Book 6391, Page 460, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **502 Stacy Square , Nashville, Tennessee 37221**.

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.

Witness my/our hand(s) this the 27th DAY OF JUNE, 2017.

Black Sheep, LLC
BY: _____
Angeline Perkins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared ANGELINE PERKINS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the of BLACK SHEEP, LLC, the within named bargainor, a corporation, and that such person, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as .

Witness my hand and official seal, this the 27th of June, 2017.

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



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