Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $175,000.00

Affiant

Subscribed and sworn to before me, this 25 day of July 2017.

Notary Public
My commission expires: 2/25/18

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Davidson County DEEDWARR
Recvd: 07/25/17 13:01 4 pgs
Fees:23.00 Taxes:647.50
20170725-0075151

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Nathaniel Overton Stinson	Highlands Residential Mortgage	114-110A006.00
700 N Wickshire Way	12001 N Central Expressway Suite 750	
Brentwood TN 37027	Dallas, TX 75243	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Brian R. Ochs and Amy S. Ochs, husband and wife, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Nathaniel Overton Stinson and Rachel Barry Stinson, husband and wife, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit No. 106 of West Hills Condominiums, a Horizontal Property Regine, created under Title 66, Section 27-101, Et. Seq. as amended, Tennessee code annotated, and as established by a Master Deed and by laws of record in Instrument No. 20021212-0122257 and supplements and amendments of record in Instrument No. 20020125-0010758, No 20021021-0128687and 20040115-0006459 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 said Master Deed, reference is hereby made to the plat of West Hills Condominiums, as shown on Exhibit "A" to the Mater Deed, of record as aforementioned, said Register's Office, for a more complete identification and description of said unit.

Being the same property conveyed to Brian R. Ochs and Amy S Ochs, husband and wife by deed from James Herndon McElmurray III of record in Instrument No. 20140922-0086630, Register's Office of Davidson County, Tennessee and dated September 22, 2014

This conveyance is made subject to the following: 1) 2017 taxes, a lien which are not yet due and payable. 2) Easement to Right of Way to Tennessee Electric Power Company as set forth in instrument recorded in Book 751 Page 374, Book 787 Page 13 3) Agreement for Dedication of Easements for Sanitary Sewers as set forth in instrument recorded in Book 5222 and Page 720 4) Agreement for Dedication of Easements for Sanitary Sewers as set forth in instrument recorded in Book 5222 Page 723 5) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Instrument No. 20021212-0122257 and supplements and amendments of record in Instrument No. 20020125-0010758, No 20021021-0128687and 20040115-0006459 .Register's Office for Davidson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, 6) Charter of West Hills Condominium Homeowner's Association of record in Instrument No. 20001212-0122256

This property is improved property known as 7470 Charlotte Pike, Unit 106, Nashville, Tennessee 37209

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 25 day of July, 2017.

Brian R. Ochs, By Amy S. Ochs, Attorney in fact
Brian R. Ochs, By Amy S. Ochs, Attorney in Fact

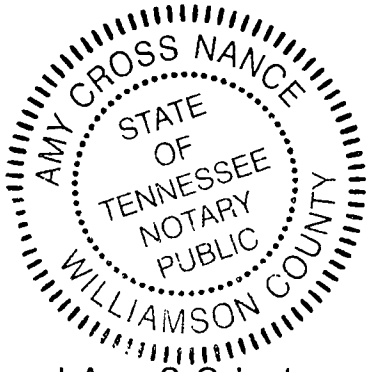
Amy S. Ochs
Amy S. Ochs

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Brian R. Ochs and Amy S. Ochs, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 25th day of July, 2017.

Notary Public



My Commission expires: 2/25/19

STATE OF TENNESS
COUNTY OF WILLIAMSON

On this 25th day of July, 2017 before me personally appeared Amy S Ochs 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 Brian R Ochs acknowledged that such person executed the same as the free act and deed of Brian R Ochs.

Notary Public

My Commission expires 2/25/19

FILE NO: 10100



I, Sheri Engel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to the law.

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/25/19

MARY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY