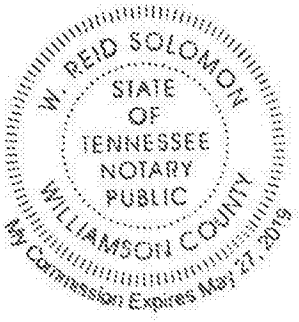
Davidson County	DEEDWARR
Recvd: 07/27/17 14:37	3 pgs
Fees:18.00 Taxes:1476.30	
20170727-0076296	



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $399,000.00.

Affiant

Subscribed and sworn to before me, this 19th day of July, 2017.

Notary Public

My commission expires: 5-27-19

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Jerry Veazey	Jerry Veazey	**103-02-0-149.00**
175A Rural Avenue	628 North 14th Street	
Nashville, TN 37209	Oxford, MS 38655	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Seven Hills Properties, Inc.

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Jerry Veazey, married

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit A, 175A-175B Rural Avenue Townhomes, a Horizontal Property Regime, as shown in the Declaration of Covenants, Conditions and Restrictions for 175A-175B Rural Avenue Townhomes, of record in Instrument No. 20161222-0134938, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Seven Hills Properties, Inc by Warranty deed from Taylor Holland of record in Instrument No. 20160907-0094027 Register's Office for Davidson County, Tennessee.

This is improved property known as **175A Rural Avenue, Nashville, TN 37209.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 19th day of July, 2017.

Seven Hills Properties, Inc.

BY: _____
Omer Casurluk, Sole Member

STATE OF Georgia
COUNTY OF Fulton

Personally appeared before me, a Notary Public of said County and State, **Omer Casurluk,** with whom I am personally acquainted or (who proved to me his identity on the basis of satisfactory evidence), and who, upon oath acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Sole Member** of **Seven Hills Properties, Inc.,** and is authorized by said Corporation to execute this instrument on its behalf..

Witness my hand, at office, this 26th day of July, 2017.

_____
Notary Public

My Commission Expires: 04/25/2020

SolomonParks File No. 170208

DONALD BONNET JR
Notary Public - State of Georgia
Fulton County
My Commission Expires Apr 25, 2020

SP 11/2015

True Copy Certification

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

Signature

State of Tennessee

County of Davidson

Personally appeared before me, W. Reid Solomon, a notary public for this county and state, Mitchell A. Watts who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-27-19
Notary' Seal (if on paper)

W. REID SOLOMON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires May 27, 2019