Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20170072948 DEEDWARR
Recvd: 08/23/17 08:34 2 pgs
Fees:13.00 Taxes:599.40
20170823-0086341

Warranty Deed

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 $152,000.00. Affiant Subscribed and sworn to before me, this the 18th day of August, 2017. Notary Public My commission expires:

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Shelbie Maestas Matthew Campbell	New Owner	
6712 N. Cheekwood Dr		128-15-0-B-302.00CO
Brentwood, TN 37027		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **JULIA SUMMERLIN, AN UNMARRIED WOMAN,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SHELBIE MAESTAS AND MATTHEW CAMPBELL,** wife and husband, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit 302 as shown on the Post House-Bellevue Condominium, Phase Two of record in the First Amendment to the Master Deed for Post House-Bellevue Condominium (Annexation of Phase II) in Book 6846, Page 811, and referred to as Exhibit "B" found at Pages 813, 814 and 815, to which plan reference is hereby made for a more complete description; Book 6846, Page 811 amending original Master Deed of record in Book 6838, Page 445; all references of record in the Register of Deeds Office for Davidson County, Tennessee.

Being the same property conveyed to Julie Summerlin, unmarried, by Warranty Deed from Scott Morris, unmarried, dated September 9, 2008 and recorded September 11, 2008 in Instrument No. 20080911-0093202, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 302 Post Creek Road, Nashville, TN 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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 18th day of August, 2017.

Julia Summerlin

Julia Summerlin

STATE OF ~~TENNESSEE~~ Florida
COUNTY OF ~~DAVIDSON~~ Volusia

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Julia Summerlin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 18th day of August, 2017.

Jennifer Lynn Proeger

Notary Public

My Commission Expires: 9/15/19

JENNIFER LYNN PROEGER
Notary Public - State of Florida
Commission # FF 918429
My Comm. Expires Sep 15, 2019
Bonded through National Notary Assn.