Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr., Suite 290
Brentwood, TN 37027
17-1612

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR
VALUE, WHICHEVER IS GREATER,
FOR THIS TRANSFER IS $287,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 1st day of September, 2017

Notary Public
Commission Expires: 6/19/18

Emily Kornbau
State of Tennessee Notary Public
Sumner County
My Commission Expires June 19, 2018

Address of New Owner	Send Tax Bills To:	Map & Parcel
Lisa Spencer 4500 Post Road #H74 Nashville, TN 37205	new owner	103-14-0A-074.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Joan Mehlman, married

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

George Christian Spencer and wife, Lisa Lynn Spencer and Caitlin Judith Spencer, unmarried, all as tenants in common with rights of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, described as follows:

Unit No. H-74 in a Horizontal Property Regime, which is located on Plat of The Hillwood of record in Plat Book 5200, Page 43, and revised in Book 6250, Page 503, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Eva Mendelsohn, as to a life estate, and to Joan Mehlman, as to the remainder interest by Special Warranty deed from Murdock Mendelsohn Co., Inc., a Tennessee Corporation of record in Book 11635, page 8, Register's Office for Davidson County, Tennessee, dated August 12, 1999 and recorded on August 25, 1999.

Eva Mendelsohn died on January 28, 2014. The property in its entirety conveys to Joan Mehlman. The subject property has never been the primary residence of the herein name grantors.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

BILL GARRETT, Davidson County
Trans:T20170078444 DEEDWARR
Recvd: 09/07/17 13:31 2 pgs
Fees:13.00 Taxes:1063.75
20170907-0092142

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 4500 Post Road #H74, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we so covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 1st day of September, 2017.

Joan Mehlman

Joan Mehlman

STATE OF TENNESSEE
COUNTY OF Williamson

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

Witness my hand and official seal at Brentwood, Tennessee this 1st day of September, 2017.

SARAH SIMMONS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Sarah Simmons
Notary Public
My Commission Expires: 5/8/2018

(Notary Seal)