FOR OFFICIAL USE	STATE OF TENNESSEE COUNTY OF **Davidson** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$385,000.00**. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS **September 14, 2017.** Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

WARRANTY DEED

This Instrument Prepared By and Return To:

Bill Garrett Davidson County
Batch# 2212 **DEEDWARR**
09/19/2017 11:07:00 AM 2 pgs
Fees: $13.00 Taxes: $1,424.50

20170919-0095800

FOUR STAR TITLE

2506 North Mt. Juliet Road, Mt. Juliet, TN 37122
File #17-0385

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald W. Davis, III	New Owner	**8112-B-503**
(NAME) **1350 Rosa Parks #332**	(NAME)	
(ADDRESS) **Nashville,TN 37208**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Claire Van Herck, unmarried** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Ronald W Davis, III, an unmarried individual,** 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 332, Werthan Lofts IV Condominiums, as established under Master Deed of record in Instrument No. 20070117-0006776, amended in Instrument No. 20071220-0146056, Instrument No. 20080118-0006036, Instrument No. 20080211-0013846, Instrument No. 20110609-0044280 and Instrument No. 20110713-0053571, in the Register's Office for Davidson County, Tennessee, to which Master Deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Claire Van Herck by Warranty Deed from Mark Eugene Sorensen, unmarried, and Mary Ann Arnold, unmarried, dated May 17, 2013, filed of record in Instrument No. 20130610-0058913, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all bylaws, covenants, zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities, applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved ☐
This is improved ☒ property, known as **1350 Rosa Parks, Unit #332, Nashville, TN 37208**
(House Number) (Street) (City, State) (Zip)

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 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, representatives and assigns, 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 plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, this instrument has been executed on this the **14th** day of **September**, **2017**.

Claire Van Herck by Dondi Delk as her attorney in fact

Claire Van Herck
by Dondi Delk as her attorney in fact

STATE OF TENNESSEE
COUNTY OF ~~**Davidson**~~ Wilson

Before me, the undersigned Notary, personally appeared **Dondi Delk** , known to me, or proved on the basis of satisfactory evidence, to be the person who executed the foregoing instrument on behalf of **Claire Van Herck**, and who acknowledged that she executed the same as the free act and deed of the said **Claire Van Herck**, by virtue of a Power of Attorney, duly executed and appearing of record.

Witness my hand and official seal on **9/14/2017**.

NOTARY

My Commission Expires: 2/6/23

KIRK HUNNICUTT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY