WARRANTY DEED

Bill Garrett Davidson County
Batch# 4163 DEEDWARR
09/25/2017 02:19:54 PM 2 pgs
Fees: $13.00 Taxes: $388.50

20170925-0098000

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$$105,000.00

Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
22nd DAY OF September,2017.

NOTARY PUBLIC:
MY COMMISSION EXPIRES: 2-25-19
(AFFIX SEAL)

JAMES C SMITH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Athens Title & Escrow LLC, 5115 Maryland Way Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP 162
Paul R. Williams	Martha A. Sullivan	GROUP 09 0A
5510 Country Drive, Unit #67	3361 Marrest Drive	PARCEL 067.00
Nashville, Tennessee 37211	Clarksville, TN 37043	

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, we,

Martha A. Sullivan, an un-married woman

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Paul R. Williams, an un-married man

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:

Land in Davidson County, Tennessee, being Townhouse No. 67, Building No. 10, in a Horizontal Property Regime, as shown on the Plan of Hickory Valley Condominiums, Phase 2, as of record in Book 4460, page 133, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Martha A. Sullivan by deed from Ronald W. Durham dated January 4, 1990 and recorded in Book 8020, page 369 said Register's Office.

This conveyance is made subject to the following:

1) 2017 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.

This is improved property known as **5510 Country Drive, Unit #67, Nashville, Tennessee 37211**.

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 do 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 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 and official seal at office this 22nd day of September, 2017.

Martha A. Sullivan

Martha A. Sullivan

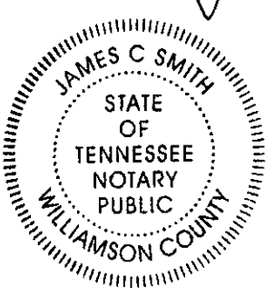
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Martha A. Sullivan, with whom I am personally acquainted, (or who 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, at office, this 22nd day of September, 2017.

NOTARY PUBLIC

My Commission Expires: 2-25-19



PLEASE RETURN TO:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027