17-0367

Return To:
Four Star Title, LLC
2506 N. Mt. Juliet Road
Mt. Juliet, TN 37122

Bill Garrett
Batch# 5319
09/27/2017 02:00:53 PM
Fees: $13.00 Taxes: $536.13
Davidson County
DEEDWARR
2 pgs

20170927-0098989

Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr., Suite 290
Brentwood, TN 37027
17-1585

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $144,900.00

Affiant

TONYA THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 22nd day of September, 2017

Notary Public

MY COMMISSION EXPIRES: Commission Expires: 9-6-20

Address of New Owner	Send Tax Bills To:	Map & Parcel
Alan Dale West 2929 Selena Drive Nashville, TN 37211	Same as new owner	119-14-0A-006.00-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,

Amilea C. Raborn, an unmarried woman and Brandon M. Reineke, a married man

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

Alan Dale West, a single person

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:

Being Unit No. 6 on the Site Plan of Kingswood Condominiums of record in Book 5200, page 520, Register' s Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in Exhibit "C' of the Master Deed as amended establishing Kingswood Condominiums, of record in book 6058 page 320, said Register' s Office.

Being the same property conveyed to Karren Sanderson Chancey, Amilea C. Raborn and Brandon M. Reineke by Quitclaim deed from Ruble Sanderson and wife, Brenda Sanderson of record in Instrument No. 20140527-0045395 Register's Office for Davidson County, Tennessee, dated May 19, 2014 and recorded on May 27, 2014.

Karren Sanderson Chancey having since passed away on September 22, 2016.

This property has never been a primary residence of Brandon C. Reineke or his spouse.

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.

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

This is improved property known as: 2929 Selena Drive, Nashville, TN 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 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 22nd day of September, 2017.

Amilea C Raborn by [signature] Attorney in Fact
Amilea C. Raborn by Brandon M. Reineke, as Power of Attorney

[signature]
Brandon M. Reineke

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 22nd day of September, 2017, before me personally appeared Brandon Reineke to me known to be the person who executed the foregoing instrument on behalf of Amilea C. Raborn, as Attorney in Fact, and who acknowledged that she executed the same as their free act and deed of said Amilea C. Raborn.

Witness my hand and official seal at Brentwood Tennessee, this 22nd day of September, 2017.

[signature]
Notary Public

CAROL T BAKER STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY

Commission Expires: 3/31/21

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,
Brandon M. Reineke
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 22nd day of September, 2017.

CAROL T BAKER STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY

[signature]
Notary Public
My Commission Expires: 3/31/21

(Notary Seal)