Bill Garrett
Batch# 13416
10/13/2017 12:19:39 PM
Fees: $23.00 Taxes: $1,757.13
Davidson County
DEEDWARRSP
4 pgs
20171013-0105235

This instrument prepared by:
Fidelity Residential Solutions
120 Longwater Drive Suite 106
Norwell, MA 02061
790974 5986-001997
Paul Daly

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Christopher D. Pace (NAME)	NEW OWNER (NAME)	083-02-0F-001.00-CO
1422 Sharpe Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Weichert Workforce Mobility Inc. a Corporation organized and exisiting under the laws of the State of New Jersey, with an office and principal place of business at 1625 Route 10 East, Morris Plains, NJ 07950, have this day bargained and sold, and do hereby transfer and convey unto the said Christopher D. Pace and Laura M. Brown, Husband and Wife the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached "Exhibit A".

Being that same property described in and conveyed to the Grantor herein by Special Warranty Deed of record at Instrument No. _____ in the Register's Office of _____ County, Tennessee.

STATE OF TN
COUNTY OF WILLIAMSON The actual consideration or value whichever is greater, for this transfer is $ 474,900.00

Affiant Tina Crumpton

Subscribed and sworn to before me this the 3rd day of October, 2017.

Notary Public Kim Murrell

My commission expires: 3/26/18
(Affix Seal)

This is unimproved ( ), known as 1422 Sharpe Avenue, Nashville, TN 37206
improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons claiming by, through or under the grantor.

Whenever 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 our hand this 15th day of September, 2017, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Weichert Workforce Mobility Inc.

By: Joan M Hughes

Printed Name: Joan M Hughes

Its: Spec AVP

(Corporate Seal)

STATE OF Mass.
COUNTY OF Plymouth

Before me, Jean R. Hassanine, a Notary Public of the State and County aforesaid, personally appeared Joan M. Hughes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Spec. a. V. P. of the Weichert Workforce Mobility Inc., a corporation, the within named bargainor, a corporation, and that She as such Spec. a. V. P. being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by herself as Spec. a. V. P..

Witness my hand and official seal, at office in Norwell, this 15 day of Sept., 2017.

Jean R. Hassanine (This area for official notarial seal)
Notary Public
My Commission Expires:

JEAN R. HASSANINE
Notary Public
Massachusetts
Commission Expires Jul 8, 2022

Exhibit "A"

Land in Davidson County, Tennessee, being Unit "A" of 1420 Sharpe Avenue Townhomes, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County Tennessee and described in a Declaration of Covenants, Conditions and Restrictions for 1420 Sharpe Avenue Townhomes, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20140326-0024867 Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of 1420 Sharpe Avenue Townhomes, a Horizontal Property Regime with Private Elements contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20140326-0024867 and Bylaws appended thereto as Exhibit "D", said Register's Office, are incorporated hereby reference and made a part here of the same as though copied herein for a more complete identification and description of said Unit.

Being the same property conveyed to Weichert Workforce Mobility, Inc. by deed from Adam C. Walkre and Luis Ernesto Gonzlez-Hernandez, husband and husband of record in Instrument No. 20171013-0105234, said Register's Office.