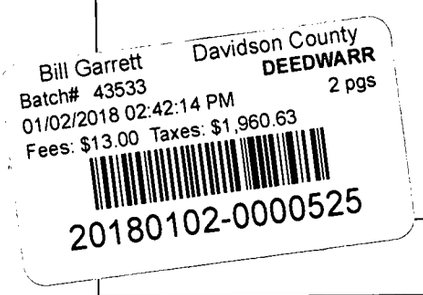
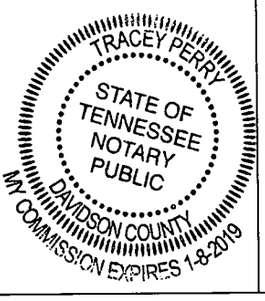
THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027





STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **529,900.00.**

Jennifer Wilen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF December, 2017 Tracey Perry
Notary Public

MY COMMISSION EXPIRES: 1-8-19
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David B. Herbert	New Owner	MAP
505 Brighton Place		PARCEL 104-13-0E-007.00-CO
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Joann P. Gannaway, Trustee U/A/D September 22, 1995**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David B. Herbert and wife, Dana Herbert**

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 Unit No. 7, Brighton Place Condominiums, a Horizontal Property Regime, located on the westerly portion of Lot No. 4 on the Plan of Brighton Place, of record in Plat Book 6250, Page 144, Register's Office for Davidson County, Tennessee; and shown on Exhibit "B" to the Master Deed for Brighton Place Condominiums of record in Book 6569, Pages 554 and 555, Register's Office for Davidson County, Tennessee, and described in Master Deed of record in Book 6569, Page 529, 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 apartments, property, co-owners and tenants of Brighton Place Condominiums contained in the Master Deed recorded in Book 6569, Page 529, and By-Laws recorded in Book 6569, Page 557, Register's Office for Davidson County, Tennessee, are incorporated herein by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Richard M. Gannaway and spouse, Joann P. Gannaway by Warranty Deed from Sharon R. Carter, a single person, of record in Book 9165, Page 111, Register's Office for Davidson County, Tennessee, dated November 24, 1993 and recorded on November 29, 1993.

Being the same property conveyed to Richard M. Gannaway and wife, Joann P. Gannaway, Trustees U/A/D SEP 22 1995 by Quitclaim Deed from Richard M. Gannaway and wife, Joann P. Gannaway, Individually, of record in Book 9804, Page 618, Register's Office for Davidson County, Tennessee, dated September 22, 1995 and recorded on September 25, 1995. The said Richard M. Gannaway having since died on November 21, 2016.

Being also known as 505 Brighton Place, Nashville, Tennessee 37205

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED
(X) IMPROVED property known as **505 Brighton Place, 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 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(-) this the 29th day of December, 2017.

Joann P. Gannaway, Trustee U/A/D Spetember 22, 1995

Joann P. Gannaway, Trustee

Joann P. Gannaway, Trustee

Joann P. Gannaway

Joann P. Gannaway, Individually

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Joann P. Gannaway** with whom I am personally acquainted and who upon his oath acknowledged themselves to be the **Trustees** of the **Joann P. Gannaway, Trustee U/A/D September 22, 1995** the within named bargainors, and Trust, and that they as such Trustees being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Joann P. Gannaway** as such **Trustees**.

Witness my hand ~~and seal~~ this the 29th day of December, 2017.

My Commission expires March 3, 2020

Notary Public

R. L. MOORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSE

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Joann P. Gannaway** the bargainor_, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 29th day of December, 2017.

My Commission expires March 3, 2020

Notary Public

R. L. MOORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSE