WARRANTY DEED

Bill Garrett Davidson County
Batch# 60267 **DEEDWARR**
02/20/2018 11:06:15 AM 2 pgs
Fees: $13.00 Taxes: $629.00

20180220-0015860

G-NC-17-3901-16

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $170,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF FEBRUARY, 2018.

Notary Public

MY COMMISSION EXPIRES: 07/06/20

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Cecile P. Wiser	**New Owner**	
(NAME)	(NAME)	
1112 Clifton Lane, Unit 18		**103-16-0E-016.00-CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **AMANDA AMISS, A SINGLE WOMAN,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **CECILE P. WISER, A SINGLE PERSON,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 16, as shown on the plat of Whitland Place Condominium, as of record in Book 5200, page 597, Register's Office for Davidson County, Tennessee, together with an undivided 2.85% interest in the common elements of the Whitland Place Homeowners Association, as described in Book 6131, page 722, et seq., Register's Office for Davidson County, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Amanda Amiss, single by Warranty deed from Wilson S. Buntin, married and Wendy Buntin, his wife of record in Instrument No. 20160308-0022246 Register's Office for Davidson County, Tennessee, dated March 07, 2016 and recorded on March 08, 2016.

This conveyance is subject to:
- Taxes for the year 2018 and subsequent years, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 5200, Page 597, Register's Office for Davidson County, Tennessee.
- Subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of The Whitland Place Homeowners' Association of record in Book 6131, Page 722, Register's Office for Davidson County, Tennessee, with By-Laws appended thereto as Exhibit "B".
- Charter of The Whitland Homeowners' Association of record in Book 6109, Page 993, in the Register's Office for Davidson County, Tennessee.
- Amendment to the By-Laws of Whitland Place of record in Instrument Number 20170626-0064038, in the Register's Office for Davidson County, Tennessee.
- Restrictions of record in Book 6350, Page 824, in the Register's Office for Davidson County, Tennessee.
- Easement(s) of record in Book 3464, Page 278, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **3901 Whitland Ave #16, Nashville, Tennessee 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 GRANTEE(S), 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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/our hand(s) this the 15th DAY OF FEBRUARY, 2018.

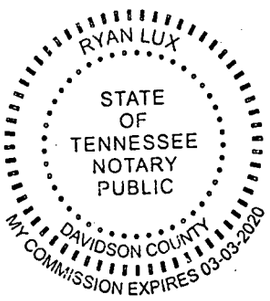
Amanda Amiss

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, AMANDA AMISS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 15th of February, 2018.

Notary Public
My Commission Expires: _____
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212