BOX 10-A

WARRANTY DEED

Bill Garrett Davidson County
Batch# 76868 DEEDWARR
04/06/2018 11:01:35 AM 2 pgs
Fees: $13.00 Taxes: $651.20

20180406-0032438

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$176,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 5 DAY OF April, 20

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

TONYA B. CLEARY NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires August 30, 2021

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Selling and Kelly Traver-Selling	New Owner	
(NAME)	(NAME)	117150A07500CO
340 Willowbrook Dr.		
(ADDRESS)	(ADDRESS)	
Portola Valley, CA 94028		
(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, WE, **ASHLEY NICHTING TUBB, MARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOHN SELLING AND KELLY TRAVER-SELLING, HUSBAND AND WIFE,** 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. B-207 on the plan of Green Hills Terrace Condominium, of record in Book 5200, Page 64, and as shown on the Master Deed of record in Book 5304, Page 702, and Book 7841, Page 557, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Ashley B. Nichting, unmarried by Warranty Deed from Cornerstone Investments, Inc., recorded on the 11th day of August, 2009 in Instrument No. 20090811-0075574, in the Register's Office of Davidson County, Tennessee. Ashley B. Nichting has since married and is now known as Ashley Nichting Tubb.

This was never the marital residence for the Grantor.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

unimproved
This is improved x property, known as 1900 Richard Jones Rd, B-207, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 5th day of April, 2018

ASHLEY NICHTING TUBB

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 Ashley Nichting Tubb, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 5th day of April, 2018.

Commission expires:

Notary Public

