THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd, Ste 203A** **Nashville, TN 37215** **CRT File No. 180315520**	STATE OF TENNESSEE) COUNTY OF ~~DAVIDSON~~) RUTHERFORD The actual consideration or value, whichever is greater, for this transfer is: $349,900.00 Affiant Subscribed and sworn to before me, this 16th day of April, 2018. Notary Public My Commission Expires: 10-20-19

CARLA JOHNSON NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY

WARRANTY DEED

Address New Owner: Elizabeth Weeks 606 Saint Jules Lane Nashville TN 37211	Send Tax Bills To: ~~New Owner~~ Providence Holdings 761 Old Hickory Blvd. Ste 400 Brentwood, TN 37027	Tax Information: Tax Parcel ID No. 173090A10500CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Alexandra Leitten, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Elizabeth R. Weeks, single woman,** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 113 on the Plan of Lenox Village, Revision One, Section Two, a Planned Unit Development, as of record in Instrument No. 20020731-0091872, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed by Warranty Deed from Signature Properties, LLC, a Tennessee limited liability company to Elizabeth R. Imlah, unmarried as recorded on the 20th day of October, 2003 in Instrument No. 20031020-0154876; Elizabeth R. Imlah having died December 19th, 2017 in Davidson County, Tennessee. See Probate Case No. 18P383. Order Admitting Will to Probate Without Administration of record in Instrument No. 20180315-0024263 and Last Will and Testament of Elizabeth Ann Ryan Imlah of record in Instrument No. 20180315-0024264, in the Register's Office of Davidson County, Tennessee. Alexandria Leitten named as sole residuary beneficiary under Last Will and Testament of Elizabeth Ann Ryan Imlah

Subject property is not primary marital residence of Grantor.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2018 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of SECTION 2, PLAN OF REVISION ONE, LENOX VILLAGE, as recorded in Instrument No. 20020731-0091872, revised at Instrument No. 20020705-0081261 and Plat Book 421, Page 146.

Covenants, Conditions and Restrictions as set forth in Deed recorded in Instrument Nos. 20020315-0032826, 20040526-0062220, 20050324-0032209, 20050815-0096405, 20060120-0007914, 20060321-0032383, 20070103-0001284, 20070830-0104306, 20080326-0030439, 20080326-0030449 and 20080403-0033974.

Terms and provisions of by-Laws of Lenox Village Neighborhood Association, Inc. recorded in Instrument No. 20020315-0032826.

Charter of Lenox Village Neighborhood Association, Inc. recorded at Instrument No. 20020412-0045831.

Bill Garrett Davidson County
Batch# 82373 DEEDWARR
04/18/2018 12:12:30 PM 3 pgs
Fees: $18.00 Taxes: $924.63
20180418-0036545

Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing SECTION 2, PLAN OF REVISION ONE, LENOX VILLAGE Condominium of record in Instrument No. 20020315-0032825 , as supplemented by instrument(s) of record in Instrument Nos. 20060120-0007913 and 20060321-0032382.

Easement for Stormwater Detention Agreement, recorded in Instrument No. 20020408-0042676.

Easement for Sanitary Sewers and/or Storm Drainage, Water Mains and Appurtenances, recorded in Instrument No. 20011129-0130322.

Easement for Stormwater Detention Agreement, recorded in Book 7361, Page 230.

Easement for Right of Way and Sign, recorded in Instrument No. 20010103-0000902.

Quit Claim Deed in favor of Lenox Village Neighborhood Association, Inc. for common elements recorded at Instrument No. 20020501-0053757, re-recorded at Instrument No. 20020507-0056338.

Easement for Sanitary Sewers and/or Storm Drainage, recorded in Book 7985, Page 449 and Instrument Nos. 20011106-0121932 and 20010918-0100850.

Agreement for Dedication of Easement, Water Mains and Appurtenances as set forth in instrument recorded in Instrument No. 20011112-0123853.

Easement for the flow of the waters of the Mill Creek , and the rights of the public therein.

Rights of upper and lower riparian owners to the flow of the waters of the Mill Creek , free from diminution or pollution.

Changes in the boundary of the land resulting from erosion or accretion caused by the flow of the Mill Creek.

Rights of others in and to common areas of Lenox Village.

Drainage Easement and Maintenance Agreement(s) for Detention Facilities recorded at Instrument Nos. 20150817-0082475, 20150817-0082476 and 20130605-0057294.

Grant of Easement(s) recorded at Instrument Nos. 20130916-0097049 and 20130626-0065783.

This is improved property located at 606 Saint Jules Lane Nashville TN 37211

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 16th day of April, 2018.

Alexandra Leitten

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Alexandra Leitten, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of April, 2018.

Notary Public
My Commission Expires: _____

ABBY BENSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES DECEMBER 15, 2021

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019