Box 29



STATE OF TENNESSEE 21180
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $235,000.00

Marvin J. Burns
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF June, 2018.

Ollie Mai Parsley
Notary Public Ollie Mai Parsley
MY COMMISSION EXPIRES: 3/ 8/2022

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME	ADDRESS
Address New Owner(s) as Follows: Marvin J. Burns	Send Tax Bills To: new owners
(Name) 2521 Pennington Bend Road, #101	(Name)
(Street Address or Route Number) Nashville, TN 37214	(Street Address)
(City) (State) (Zip)	(City) (State) (Zip)

Bill Garrett Davidson County
Batch# 100727 DEEDWARR
06/05/2018 02:05:53 PM 2 pgs
Fees: $13.00 Taxes: $869.50

20180605-0053835

Map-Parcel Number(s): 052140A00100CO

FOR AND IN 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/WE, Susan Kay Wills, married HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marvin J. Burns and Patricia Burns, 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:

LAND in Davidson County, Tennessee, being Unit No. 1 on the Plan of Pennington Villas Townhomes, as shown on plat of record in Instrument No. 20040812-0097543 in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description and established by Master Deed in Instrument No. 20040811-0097169.

BEING the same property conveyed to Susan Kay Wills, by deed from Cynthia Fielder Rudolph and Susan Kay Wills, the Personal Respresentatives of the Estate of Mary Lee Fielder, dated September 13, 2017, and filed at Instrument No. 20170921-0096776, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to the Master Deed, By-Laws and all directives of the Homeowner's Associatin and all other existing easements, restrictions and building setback lines of record.

This conveyance is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 26-2-307 or other similar statute.

This is improved property known as 2521 Pennington Bend Road, #101, Nashville, TN 37214.

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, their heirs and assigns, forever; and we do covenant with the said GRANTEE 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, 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 his/her/their hand(s) this 1st day of June, 2018.

Seller Susan Kay Wills
Susan Kay Wills

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public within and for the State and County aforesaid, the within named Susan Kay Wills, married, the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of June, 2018.

My commission expires 3/ 8/2022.

Notary Public: Ollie Mai Parsley

OLLIE MAI PARSLEY
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMMISSION EXPIRES 3-8-2022