NEW OWNER:

Roger S. Waynick, Jr.
3000 Hillsboro Pike
Apartment 47
Nashville, TN 37215

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 18-0346

SEND TAX BILLS TO:

Acopia LLC
306 Northcreek Blvd, Ste. 100
Goodlettsville, TN 37072

Space for Recorder's Stamp

Bill Garrett Davidson County
Batch# 105270 **DEEDWARR**
06/15/2018 01:10:12 PM 3 pgs
Fees $18.00 Taxes: $980.50

20180615-0057820

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Two Hundred Sixty-Five Thousand and 00/100 Dollars ($265,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **DANIEL M. HOLSINGER, AN UNMARRIED MAN**("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **ROGER S. WAYNICK, JR., AN UNMARRIED MAN**("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 47 on the Plan of Versailles Condominium Apartments of record in Plat Book 5050, page 80 and corrected by Surveyor's Certificate of Correction of record in Book 5171, page 153, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said Unit, together with the appurtenant interest in the common elements of Versailles Townhomes Homeowner's Association, a horizontal property regime established by Master Deed of record in Book 5168, page 944; amended in Book 5589, page 367; Book 5659, page 641; re-recorded in Book 5667, page 375; Book 7770, page 955; and Book 8494, page 719, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Daniel M. Holsinger, an unmarried man by Warranty deed from Kelsey Lynn Alexander, unmarried woman of record in Instrument No. 20151125-0119916 Register's Office for Davidson County, Tennessee, dated November 20, 2015 and recorded on November 25, 2015.

Being also known as 3000 Hillsboro Pike Apt 47 Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 14 day of **June, 2018**.

DANIEL M. HOLSINGER

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, DANIEL M. HOLSINGER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 14 day of **June, 2018**.

NOTARY PUBLIC

My commission expires: 6.'26.'21

HUNTER B. THRASHER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ **265,000.00** .

Catherine Clearwater
AFFIANT

Sworn to and subscribed to before me this 14th day of **June, 2018**.

Georgette R Kennedy
NOTARY PUBLIC

My commission expires: 03-08-21

