Bill Garrett Davidson County
Batch# 109797 DEEDWARR
06/28/2018 10:12:30 AM 3 pgs
Fees: $18.00 Taxes: $307.10
20180628-0062392

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway Suite 140
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $83,000.00.

Affiant

Subscribed and sworn to before me, this 20th day of June, 2018.

Notary Public
My commission expires: 10-20-19

BRANDON W. LIPPMAN NOTARY PUBLIC STATE OF TENNESSEE

05-1805-67269

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Ndidi E Uruegbe 2907 Anderson Road Nashville TN 37217	New Owners	150-05-0-A-001.00 CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Asa Hardin and wife, Alice Hardin**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Ndidi E Uruegbe**, **a single woman**, hereinafter called the Grantees, their successors 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, being a portion of Lot No. 354 on the Plan of Forest View Park (erroneously referenced in prior deed as Forrest View Park), Section 2, a Horizontal Property Regime, as of record in Book 3842, Page 238, Register's Office for Davidson County, Tennessee as depicted on Exhibit "C", as established by the Master Deed For 2905 Anderson Road Condominiums of record in Instrument No. 20030133-0005152, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Asa Hardin and wife, Alice Hardin by deed from Gary Nelson, Sr. and Gary Nelson, Jr., dated October 19, 2005, recorded October 21, 2005, of record in Instrument No. 20051021-0127259, Register's Office for Davidson County, Tennessee.

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

This property is improved property known as 2907 Anderson Road, Nashville, TN 37217.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 20th day of June, 2018.

Asa Hardin

Alice Hardin

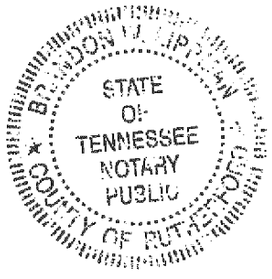
STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Asa Hardin and Alice Hardin**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Goodlettsville, TN, this 20th day of June, 2018.

Notary Public
State of Tennessee at Large

My Commission expires: 10-20-19



True Copy Certification

I, Brandon Lippman, 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.

Signature

State of TENNESSEE

County of SUMNER

Personally appeared before me, Janice Shepherd, a notary public for this county and state, Brandon Lippman 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: 9-15-20

{Notary' Seal}

