RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: TN1810808

WARRANTY DEED

Bill Garrett Davidson County
Batch# 129692 **DEEDWARR**
08/16/2018 09:31:09 AM 2 pgs
Fees: $13.00 Taxes: $773.30

20180816-0081147

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $209,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of August, 2018.

NOTARY PUBLIC

My commission expires: 4-13-22

KATHERINE WARREN NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF RUTHERFORD Exp. 4-13-2022

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Deborah D. Hamilton 6666 Brookmont Terrace Apt 910 Nashville, TN 37205	Same address as new owner	129-14-0-A-102.00 CO

FOR AND IN CONSIDERATION of the sum of Two Hundred Nine Thousand and 00/100 Dollars ($209,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **ROSE ANN ELLIS, A SINGLE PERSON**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **DEBORAH D. HAMILTON, A MARRIED WOMAN**, hereinafter called the Grantee(s), her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

A condominium apartment in Davidson County, Tennessee, being Unit No. 910 of Wessex Towers Condominiums, a horizontal property regime pursuant to the Tennessee Horizontal Property Act as shown on the plan of the Master Deed of record in Book 5200, pages 142-143, Register's Office for Davidson County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominiums.

Being the same property conveyed to Rose Ann Ellis, a single person, by Warranty Deed from Cameron H. Malin, Executor of the Estate of Audrey J. Malin, dated 9/29/2009, recorded 10/7/2009, of record in Instrument No. 20091007-0093249, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 6666 Brookmont Terrace Apt 910, Nashville, TN 37205, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), her heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2018 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 10th day of August, 2018.

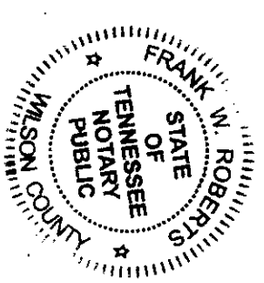
Rose Ann Ellis

ROSE ANN ELLIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Rose Ann Ellis, 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 seal, this the 10th day of August, 2018.



Notary Public

Frank W. Roberts

Printed Notary Name

My commission expires: 10/6/21