WARRANTY DEED

Bill Garrett Davidson County
Batch# 135457 DEEDWARR
08/31/2018 09:33:56 AM 2 pgs
Fees: $13.00 Taxes: $540.20

20180831-0086464

M-VRES-18-1036

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $146,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF AUGUST, 2018.

Notary Public

MY COMMISSION EXPIRES: 7/5/21
(AFFIX SEAL)

MISTY M. NEWCOMB
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Kasey Elaine Zecca	**BancorpSouth Bank**	
(NAME)	(NAME)	
1036 Heritage Drive	**2778 West Jackson St, Bldg C, 2nd Floor**	**042-11-0A-036.00-CO**
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	**Tupelo, MS 38801**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **BRIDGETT GREEN, AN UNMARRIED WOMAN,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **KASEY ELAINE ZECCA, A SINGLE WOMAN,** hereinafter called the Grantee, her heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being condominium Unit No. 1036 in a Horizontal Property Regime which is located on the Plat of Section I, Heritage Village Condominium, of record in Book 4675, Page 46, Register's Office for Davidson County, Tennessee, to which plat is hereby referenced for a complete description.

Being the same property conveyed to Bridgett Green, an unmarried man by Quitclaim deed from Lillian Green of record in Instrument No. 20170403-0031967 Register's Office for Davidson County, Tennessee, dated March 20, 2017 and recorded on April 03, 2017.

This conveyance is subject to:
- Taxes for the year 2018, a lien not yet due and payable.
- All matters shown on the Plan of record in Book 4675, Page 46, Register's Office for Davidson County, Tennessee.
- Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in Master Deed of record in Book 4758, Page 179, as amended in Book 4808, Page 829, Book 5102, Page 383, Book 6380, Page 989, Book 6484, Page 287, Book 9654, Page 906, in Instrument Number 20040804-0093767 and in Instrument No. 20140314-0021490 Register's Office for Davidson County, Tennessee.
- By-Laws of record in Book 9256, Page 848 and Instrument No. 20031229-0183195, in the Register's Office for Davidson County, Tennessee.
- Charter of Heritage Village Homeowner Association of record in Book 6418, Page 478, in the Register's Office for Davidson County, Tennessee.
- Exception Easement to Metropolitan Government of Nashville of record in Book 5084, Page 580, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **1036 Heritage Drive, Madison, Tennessee 37115**.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), 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 the 28th DAY OF AUGUST, 2018.

B. Green
Bridgett Green

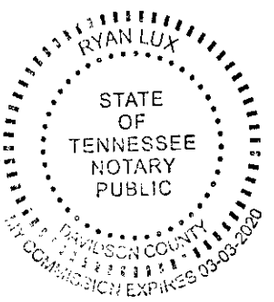
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BRIDGETT GREEN, the within named bargainor, 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 official seal, this the 28th of August, 2018.

Notary Public

My Commission Expires: _____
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
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Nashville, TN 37212