(2)

WARRANTY DEED

Karen Y Johnson Davidson County
Batch# 137104 DEEDWARR
09/05/2018 09:59:50 AM 2 pgs
Fees: $13.00 Taxes: $1,202.13

20180905-0087620

ANN ELISE WALSTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $324,900.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 31ST DAY OF AUGUST, 2018.

NOTARY PUBLIC

MY COMMISSION EXPIRES 3-2-2021

THIS INSTRUMENT PREPARED BY
Compass Land Title, LLC, 278 Franklin Road, Ste. 190, Brentwood, TN 37027
file # 18-4526B

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Jennifer A. Travis	SWBC Mortgage Corp	117-07-0K-010.00-CO
3319 Golf Club Lane	9311 Sand Pedro Ave #100	
Nashville, TN 37215	San Antonio, TX 78216	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

RAMIN M. OLSON, UNMARRIED

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

JENNIFER A. TRAVIS, SINGLE WOMAN

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Unit No. 3319, on the plan of Golf Club Place Condominiums (Hillsboro Pike and Golf Club Lane), which is of record in Plat Book 9700, Page 293, and as described in the Master Deed as of record in Book 10283, Page 431, amended in Instrument No. 20040616-0071447, Instrument No. 20050105-0001979 and Instrument No. 20050330-0034571, Register's Office for Davidson County, Tennessee, to which record reference is hereby made for a more particular description thereof and of the conveyance hereby made and together with all fixtures, appliances, wall-coverings, carpets and floor coverings and/or other improvements therein and with the undivided interest in the general and limited common elements appurtenant thereto.

Being the same property conveyed to Ramin M. Olson, unmarried by Warranty deed from Whitney Elaine Burrough, unmarried of record in Instrument No. 20060816-0101121 Register's Office for Davidson County, Tennessee, dated August 15, 2006 and recorded on August 16, 2006.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2018 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON, TENNESSEE.

This is property known as 3319 Golf Club Lane, Nashville, TN 37215

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 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 on the 31st day of August, 2018.

Ramin M. Olson by Miranda Christy, attorney-in-fact

Ramin M. Olson

By: Miranda Christy, Attorney-In-Fact

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared MIRANDA CHRISTY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged executing the within instrument on behalf of Ramin M. Olson, for the purposes therein contained, and who further proved to me to be the Attorney In Fact for and authorized to execute this instrument on behalf of Ramin M. Olson.

Witness my hand and official seal, this 31st day of August, 2018.

Notary Public

My Commission Expires: 10/11/21

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

File #: 18-4526B

RECORD & ~~RETURN TO:~~

COMPASS LAND TITLE, LLC

278 Franklin Road, Ste. 190

Brentwood, TN 37027

PLEASE RETURN TO:

ARRANTY TITLE INSURANCE CO

20 ANDERSON LANE

ENDERSONVILLE, TN 37075