THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd, Ste 203A** **Nashville, TN 37215** **CRT File No. 180817414**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $289,900.00. Affiant Subscribed and sworn to before me, this 2nd day of October, 2018. Notary Public My Commission Expires: _____

KATE ROSENTHAL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES JULY 09, 2022

Karen Y Johnson Davidson County
Batch# 148856 DEEDWARR
10/04/2018 10:19:26 AM 2 pgs
Fees: $13.00 Taxes: $1,072.63
20181004-0098587

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Jennifer Stark 939 Harpeth Trace Drive Nashville TN 37221	New Owner	Tax Parcel ID No. 143-06-0C-004.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Norma Bolton, unmarried and Stan Bolton, unmarried,** ("Grantors"), have this day bargained and sold, and do hereby transfer and convey to **Jennifer Stark, unmarried**, ("Grantee"), her successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. A-4 of Wood Valley Condominiums, a Horizontal Property regime, created under Title 66, Section 27-101. et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of Record in Book 7382, page 189, Register' s Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Wood Valley Condominiums as shown on Exhibit "B" to the Master Deed of record in Book 7382, page 189, said Registers Office for a more complete identification and description of such unit.

Being the same property conveyed to NORMA BOLTON and STAN BOLTON, by deed from CHARLES J. TALLENT and wife, SHERILYN H. TALLENT, of record in Instrument No. 20060405-0039285, dated April 3, 2006, said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2018 and subsequent years for Map-Par. 143-06-0C-004.00 CO.

Master Deed of record in Book 7382, page 189, said Register's Office.

This is improved property located at 939 Harpeth Trace Drive Nashville TN 37221

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 2nd day of October, 2018.

Norma Bolton

Stan Bolton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Norma Bolton and Stan Bolton, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of October, 2018.

Notary Public

My Commission Expires: _____

