WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $315,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11th day of September, 2018.

Notary Public

MY COMMISSION EXPIRES: 7-26-21

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Green Hills , 30 Burton Hills, Suite 210, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Stephanie Dawn Love	Stephanie Dawn Love	104 02 1A 110.00
(NAME)	(NAME)	
35520 Pabst Road	35520 Pabst Road	
(ADDRESS)	(ADDRESS)	
Oconomowoc, WI 53066	Oconomowoc, WI 53066	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Deborah S. Choate and Walter L. Choate, wife and husband**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Stephanie Dawn Love**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 110 of Park West Court, a Condominium Development as established by the Master Deed of record as Instrument No. 20050714-0081900 in the Register's Office for Davidson County, Tennessee, under the provisions of Tennessee Code annotated, Title 66, Chapter 27, Section 101, et seq., together with an undivided percentage interest in the Common Elements shown on Exhibit "D" to said Master Deed. Said Unit also being shown as part of the plan of record as Exhibit "C" of said Master Deed, as amended by Instrument No. 20061030-0134372.

Together with parking space Number 9, as shown on Exhibit "C" to Master Deed As amended by Instrument No. 20061030-0134372.

Being the same property conveyed to Walter L. Choate and wife Deborah S. Choate by Warranty Deed from Parthenon Partners, LLC, a Tennessee limited liability company dated December 29, 2006 and recorded January 3, 2007 as Instrument No. 200701030001300, in said Register's Office for Davidson County, Tennessee. *Scrivener's Affidavit recorded as Instrument No. 200705220061013, in said Register's Office for Davidson County, Tennessee.*

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

File Number: GRN-187826FC

Karen Y Johnson Davidson County
Batch# 149473 DEEDWARR
10/05/2018 12:00:30 PM 2 pgs
Fees: $13.00 Taxes: $1,165.50
20181005-0099122

unimproved ☐

This is improved ☒ property, known as 3127 Long Blvd. Unit 110, Nashville, TN 37203

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 and assigns forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, has 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 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 our hands this 26 day of Sept, 2018

Deborah S. Choate

Deborah S. Choate

Walter L. Choate

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Deborah S. Choate and Walter L. Choate, wife and husband, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 26th of September, 2018.

Deanna D. Johnson

Notary Public

My Commission Expires: 5/27/20

(SEAL)

DEANNA D. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DEKALB My Comm. Expires May 27, 2020

True Copy Certification

I, Penny Y. Ray, 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.

Penny Y. Ray

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray 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: 5/6/17
Notary Seal (if on paper)

PATRICIA HAGGARD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

File Number: GRN-187826FC