# WARRANTY DEED

Karen Y Johnson Davidson County
Batch# 152379 DEEDWARR
10/18/2018 10:24:53 AM 2 pgs
Fees: $13.00 Taxes: $1,020.48

20181018-0103405

GAIL HUDSON NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY My Commission Expires 10-20-2019

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,805.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF OCTOBER, 2018.

Notary Public

MY COMMISSION EXPIRES: 10/20/19
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Land Title South, Inc., 3326 Aspen Grove Drive, 400, Franklin, TN 37067

File No.: 18-CD-567

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NO.(S) |
|---|---|---|
| Brian Hett | Brian Hett | 104 02 4 B 201.00 CO |
| (NAME) 3000 Vanderbilt Place | (NAME) 3000 Vanderbilt Place | |
| (ADDRESS) Nashville, TN 37212 | (ADDRESS) Nashville, TN 37212 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF Two Hundred Seventy-Five Thousand Eight Hundred Five And No/100 Dollars ($275,805.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, MICHAEL T. FULLER, MARRIED HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRIAN HETT, AN UNMARRIED MAN 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 certain condominium located in Davidson County, Tennessee, being Unit No. 201 of Bristol West End, a Condominium Development established pursuant to the provisions of the Tennessee Horizonal act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, under the Master Deed establishing Bristol West End, a Condominium Development, of record as Instrument No. 20070503-0053313, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights and interest in favor of other unit owners, and all sewer, water, electrical telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof, said Unit being depicted on Exhibit "C" to said Master Deed; together with a percentage interest in the common elements and voting percentage set forth in Exhibit "D" to said Master Deed, as amended in Instrument No. 20070629-0077729, Instrument No. 20081016-0104201, Instrument No. 20101130-0095113, Instrument No. 20151228-0130187, Instrument No. 20170316-0025728, Instrument

No. 20170816-0083852, Instrument No. 20171208-0125448, Instrument No. 20180213-0014078, said Register's Office.

Being the same property conveyed to Michael T. Fuller, a single man, by Warranty Deed, from Bristol West End Ventures, Inc., a Tennessee corporation, dated July 27, 2007, recorded July 31, 2007, of record in Instrument No. 20070731-0090826, Register's Office for Davidson County, Tennessee.

This has never been the marital residence of Michael T. Fuller.

unimproved ☐
This is improved ☒ property, known as 3000 Vanderbilt Place, Unit No. 201, Nashville, TN 37212
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, 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 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.

THIS CONVEYANCE is made subject to all zoning ordinances, easements, and restrictions of record insofar as the same may lawfully affect the above-described property.

Witness our hands this 17th day of October, 2018.

Michael T. Fuller

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 17th day of October, 2018, before me personally appeared Michael T. Fuller to me known to be the person(s) (or proved to me on the basis of satisfactory evidence) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal at Williamson County, Tennessee this 17th day of October, 2018.

Commission Expires: 10/20/19

Notary Public

NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY My Commission Expires 10/20/19