THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

Karen Y Johnson Davidson County
Batch# 168512 **DEEDWARR**
11/29/2018 12:28:22 PM 2 pgs
Fees: $13.00 Taxes: $847.30

20181129-0116434

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **229,000.00**.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF NOVEMBER, 2018.

Notary Public

MY COMMISSION EXPIRES: 1-21-21

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian Carlton	Same	MAP 104-06-0F-
3315 Long Blvd. D-3		PARCEL 023.00-CO
Nashville, TN 37203		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Ye Zhao, a single person**

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Brian Carlton**

HEREINAFTER CALLED THE GRANTEE, HIS 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. D-3 of Longview Condominiums, a Horizontal Property Regime Pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Plat Book 6200, Page 95 and amended in Plat Book 6200, Page 101, Register's Office for Davidson County, Tennessee, to which source reference is hereby made for more complete details of description, together with the said apartment's appurtenant undivided interest in the General and Limited Common Elements of the Condominiums.

Being the same property conveyed to Ye Zhao by Warranty deed from Allison F. Huber, a single person of record in Instrument No. 20120730-0066775 Register's Office for Davidson County, Tennessee, dated July 26, 2012 and recorded on July 30, 2012.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes for the year 2019 and subsequent years; (2) all matters shown on the Plan of record in Plat Book 6200, Page 95, amended in Plat Book 6200, Page 101; (3) the Master Deed establishing a Horizontal Property Regime of Longview Condominiums of record in Book 6290, Page 125, amended in Book 6359, Page 510, Book 6365, Page 587 and Book 10215, Page 26; (4) Charter for Longview Condominiums Homeowners Association of record in Book 6303, Page 129; (5) Sewer Easement of record in Book 2270, Page 206; (6) Rights and easements of adjoining landowners in and to any party wall(s) located on the insured parcel; (7) Subject to rights of others in and to the common areas and/or elements; (8) All applicable governmental and zoning regulations.

This is IMPROVED property known as **3315 Long Blvd. D-3; 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 GRANTEE, his heirs and assigns forever; and we do covenant with the said GRANTEE 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, his 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 27th day of November, 2018.

Ye Zhao by James Waechter, attorney-in-fact

Ye Zhao by James Waechter, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **James Waechter** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of **Ye Zhao**, as his Attorney in Fact, as the free act and deed of the within named **Ye Zhao**.

Witness my hand and official seal this the 27th day of November, 2018.

My Commission expires March 3, 2020

Priscilla C. Urbanek
Notary Public

PRISCILLA C. URBANEK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE