RECORD ~~AND RETURN TO:~~
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: TN1811358

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: B-P-18-4425

WARRANTY DEED

Karen Y Johnson Davidson County
Batch# 178014 DEEDWARR
12/26/2018 02:53:12 PM 2 pgs
Fees: $13.00 Taxes: $744.22
20181226-0125289

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-06-2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $201,140.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of December, 2018.

NOTARY PUBLIC

My commission expires: 7/6/20

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Connie Culpepper and Thomas Brittingham, IV 4425 Westlawn Drive B200 Nashville, TN 37209	NEW OWNERS	103-08-0-A-028.00

FOR AND IN CONSIDERATION of the sum of Two Hundred One Thousand, One Hundred Forty and 00/100 Dollars ($201,140.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **HEATHER RINEY, UNMARRIED**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **CONNIE CULPEPPER AND THOMAS BRITTINGHAM, IV, WIFE AND HUSBAND**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being a certain Condominium Apartment known as Unit B-200 on the plan of Westlawn Green, of record in Plat Book 5200, pages 20-24, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Heather Riney, unmarried, by Warranty Deed from Powell-Floyd Properties, LLC, dated 6/2/2006, recorded 6/6/2006, of record in Instrument 20060606-0066845, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 4425 Westlawn Drive B200, Nashville, TN 37209, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2018 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 21st day of December, 2018.

HEATHER RINEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Heather Riney, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 21st day of December, 2018.

FRANK W. ROBERTS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Notary Public

Frank W. Roberts

Printed Notary Name

My commission expires: 10/6/24