Prepared by:
Realty Title & Escrow Company, Inc.
2000 Richard Jones Road Suite 178
Nashville, TN 37215

Karen Johnson Davidson County
Batch# 227936 **DEEDWARR**
05/09/2019 03:20:17 PM 2 pgs
Fees: $13.00 Taxes: $1,905.50

20190509-0043764

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
COMMISSION EXPIRES 5-3-2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $515,000.00.

Kristen Booth
Affiant

Subscribed and sworn to before me, this 8th day of May, 2019.

Notary Public
My commission expires: 5-3-21

03-1904-38865

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Karen Beth Ohara	CapStar Bank	105-13-0-A-001.00 CO
918 Hillview Heights	2002 Richard Jones Rd, Suite 300A	
Nashville TN 37204	Nashville, TN 37215	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Earl C. Smith, Jr., Executor of Estate of Vicki Gardine Williams, deceased**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Karen Beth O'Hara, an unmarried woman,** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Unit No. 1 on the Plan of 916 - 918 Hillview Heights Condominium, as shown on Exhibit "A" to the Master Deed establishing a Horizontal Property Regime for 916-918 Hillview Heights Condominium of record in Instrument No. 19991230-0308930, as amended in Instrument No. 20010118-0005574, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Vicki Gardine Williams by deed from Felix Lubarsky and wife, Ludmila Lubarsky and George Lieberman, dated January 25, 2001, recorded February 6, 2001, of record in Book , Page Instrument No. 20010206-0011418, as corrected in Instrument No. 20011016-0112840, Register's Office for Davidson County, Tennessee. The said Vicki Gardine Williams having since died unmarried and testate on March 1, 2019. The Last Will and Testament of Vicki Gardine Williams was admitted to probate in the Seventh Circuit Court of Davidson County, Probate Division, in case no.: 19P557, by Order of the Court, dated April 10, 2019. Said Order appointed Earl C. Smith, Jr. as Executor Estate of Vicki Gardine Williams, deceased.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 918 Hillview Heights, Nashville, TN 37204.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 7th day of May, 2019.

Earl C. Smith, Jr., Executor of Estate of Vicki Gardine Williams, deceased

STATE OF North Carolina
COUNTY OF Wake

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Earl C. Smith, Jr., Executor of Estate of Vicki Gardine Williams, deceased**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Wake County, NC, this 7th day of May, 2019.

Notary Public

JODI MONTEIRO NOTARY PUBLIC WAKE COUNTY, NC

My Commission expires: 01/11/20