This instrument prepared by:
Brian Lavoy Payne, Attorney at Law, PLLC
3200 West End Avenue, Suite 500
Nashville, TN 37203
TN BPR # 11639
P 615.414.1368 F 615.915.4964

Karen Johnson Davidson County
Batch# 230988 **DEEDWARR**
05/16/2019 11:35:06 AM 2 pgs
Fees: $13.00 Taxes: $536.50

20190516-0046274

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $145,000.00.

Richard A Coon
Affiant

Subscribed and sworn to before me, this 15th day of May, 2019.

Notary Public
My commission expires: 11/08/22

BRIAN PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
RICHARD A. COON	NEW OWNER	117-03-0-B 205.00CO
1400 ROSA L. PARKS BLVD. #134		
NASHVILLE, TN 37208		

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, **HOLLIE POOLE, UNMARRIED,,** hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to, **RICHARD A. COON AND CASSANDRA J. ISENHOWER-COON, HUSBAND AND WIFE,** 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. M-15 ON THE PLAN OF REVISED THE VILLAGER CONDOMINIUM APARTMENTS, OF RECORD IN PLAT BOOK 5200, PAGE 201, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION, TOGETHER WITH THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF VILLAGER CONDOMINIUM, A HORITONTAL PROPERTY REGIME ESTABLISHED BY MASTER DEED OF RECORD IN BOOK 5434, PAGE 665, AMENDED IN BOOK 5487, PAGE 867, AND INSTRUMENT NO. 20090616-0055824, SAID REGISTER'S OFFICE.

BEING THE SAME PROPERTY CONVEYED TO HOLLIE POOLE BY DEED FROM TOBIN HILL, A SINGLE MAN, DATED AUGUST 7, 2003, RECORDED AUGUST 13, 2003, OF RECORD IN INSTRUMENT NO. 20030813-0116157, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This property is improved property known as 2601 HILLSBORO PIKE, UNIT M-15, NASHVILLE, TN 37212.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

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. Grantor covenants with Grantees that Grantor is lawfully seised 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. Grantor does further covenant and bind herself, her 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 15th day of May, 2019.

HOLLIE POOLE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, HOLLIE POOLE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in NASHVILLE, TENNESSEE, this 15th day of MAY, 2019.

Notary Public

My Commission expires: 11/08/22

BRIAN PAYNE
SEAL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON