File No. 19-06-15995

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Richard S. Spencer 320 Welch Road, Unit L-4 Nashville, TN 37211	New Owner	Map and Parcel 133150a06800co
This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205		

WARRANTY D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Scott Jinnette and Saundra Jinnette, husband and wife (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Richard S. Spencer, a single person (The "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Unit L-4 of Pagoda Condominium created under Title 66, Chapter 27, Section 101, et seq. as amended, Tennessee Code Annotated, as established by a Master Deed of record in Book 6111, page 22, Register's Office for said County, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set form in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Pagoda Condominium as set form in Exhibit 2-A of said Master Deed for more complete identification and description of said Units.

Being the same property Scott Jinnette and Saundra Jinnette, husband and wife, by Warranty Deed from Richard H. Stephens, Jr. of record in Instrument Number 20030915-0134942, said Register's Office for Davidson County, Tennessee.

This is improved real property located on 320 Welch Road, Unit L-4, Nashville, TN 37211.

This conveyance is subject to the following:
1. Taxes for the year 2019 and subsequent years for Davidson County, Tennessee.
2. Master Deed of record in Book 6111, page 22, amended in Book 8561, page 461, Book 9445, page 492, Book 9922, page 495 and Book 10458, page 936, said, Register's Office for Davidson County, Tennessee.
3. Easement of record in Book 6548, page 125 and Book 8870, page 923, said Register's Office for Davidson County, Tennessee.
4. Subject to all matters on plat of record in book 3700, page 61 and 62, said Register's Office for Davidson County, Tennessee.
5. Easement by Pagoda Condominium HOA to Comcast of Nashville recorded in Instrument No. 20131209-0124879, said Register's Office for Davidson County, Tennessee.
6. Charter of Pagoda Condominium HOA record in Book 6110, page 98, said Register's Office for Davidson County, Tennessee.
7. Easement for the flow of Seven Mile Creek.

Karen Johnson Davidson County
Batch# 253065 DEEDWARR
07/05/2019 10:44:51 AM 3 pgs
Fees: $18.00 Taxes: $277.50



20190705-0065705

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration or value, whichever is greater
(for this transfer is $75,000.00.
(
(

Affiant

(Subscribed and sworn to before me
(this 1 day of July, 2019.
(
(Notary Public
(My Commission Expires: 6/11/2023

LOGAN C. E. BELL
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
06/11/2023
COUNTY OF CHEATHAM

TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors are further covenant and bind themselves, their heirs, and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 1 day of July, 2019.

Col. A Scott Jinnette (ret)
Scott Jinnette

Dr. Saundra Cooper Jinnette
Saundra Jinnette

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally Scott Jinnette and Saundra Jinnette, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they execute the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 1 day of July, 2019.

Logan C E Bell
Notary Public

My Commission Expires: 6/11/2023

LOGAN C. E. BELL
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
06/11/2023
COUNTY OF CHEATHAM