Karen Johnson Davidson County
Batch# 280536 DEEDWARR
09/04/2019 11:01:30 AM 3 pgs
Fees: $18.00 Taxes: $536.32
20190904-0089195

This Instrument Prepared by:
Legends Title Services, LLC
2494 N. Mt. Juliet Road Suite 300
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Cory Michael Lampley
214 Old Hickory Blvd.
Nashville, TN 37221

SEND TAX BILL TO:
New Owner

MAP/PARCEL 142-04-0A-117.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid by hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Ira L. Gann and wife, Mary J. Gann, hereafter called the GRANTORS,** have bargained and sold, and by these presents, do transfer and convey unto **Cory Michael Lampley, an unmarried man, hereafter called the GRANTEE,** his heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 117 of Belle Forest Condominium Apartments established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing Belle Forest Condominium Apartments of record in Deed Book 5436, Page 699 and in Plat Book 5200, Pages 167, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit to said Master Deed.

Being the same property conveyed to Ira L. Gann and wife, Mary J. Gann by Warranty deed from Paul D. Hiltz and wife, Shirley A. Hiltz, Michael D. Peters and wife, Marlene M. Peters of record in Instrument No. 20100312-0019110 Register's Office for Davidson County, Tennessee, dated March 2, 2010 and recorded on March 12, 2010.

This is improved property known as: **214 Old Hickory Blvd. Unit 117, Nashville, Tennessee 37221.**

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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,

GRANTORS do covenant with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrant that

the same is unencumbered unless otherwise herein set out; and,

GRANTORS do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES his/their heirs and assigns, against the lawful claims of all persons whomsoever.

Possession to be given 29th day of August, 2019.

WITNESS MY HAND on this the 29th day of August, 2019

Ira L. Gann

Mary J. Gann

STATE OF TENNESSEE
COUNTY OF Davidson

Personally, appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Ira L. Gann and Mary J. Gann,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 29th day of August, 2019.

NOTARY PUBLIC

STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires July 13, 2020

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson

The actual value or consideration, whichever is greater, for this transfer is $144,950.00.

AFFIANT

Subscribed and sworn to before me this the 29th day of August, 2019.

NOTARY PUBLIC

My Commission Expires: 12/15/21

REBECCA SHUKIS TENNESSEE NOTARY PUBLIC My Comm Exp. 12/15/2021 COUNTY OF WILLIAMSON

File No: 190457

True Copy Certification

I, Marjorie Kaup Haines, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Marjorie Kaup Haines
Signature

State of TN

County of Williamson

Personally appeared before me, Chris Mule, a notary public for this county and state, Marjorie Kaup Haines who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

CHRIS MULE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 1/13/2020
Notary' Seal (if on paper)