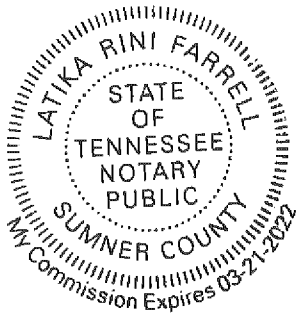
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF APRIL, 2020.

Notary Public

MY COMMISSION EXPIRES: 03/21/2022
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Series, LLC, 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Tremonisha D. West		Parcel ID: 142 04 0A 146.00
(NAME)	(NAME)	
214 Old Hickory Boulevard, Unit 146	NEW OWNER	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Rebecca Peterson, unmarried**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Tremonisha D. West, unmarried woman**, hereinafter called the Grantees, their heirs 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. 146, on the Plan of Belle Forest Condominium Apartments, as established by the Master Deed of record in Book 5438, Page 699; Instrument No. 20020213-0019280; and Instrument No. 20090819-0078072, and as shown on the plan of record in Book 5200, Page 167, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Rebecca Peterson, unmarried by Warranty Deed from J. Clayton Parrish, an unmarried man dated September 11, 2014 and recorded September 16, 2014 as Instrument No. 20140916-0084800, in said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

Karen Johnson Davidson County
Batch# 384902 DEEDWARR
04/13/2020 03:07:30 PM 3 pgs
Fees: $18.00 Taxes: $647.50
20200413-0038486

unimproved ☐

This is improved ☒ property, known as 214 Old Hickory Boulevard, Unit 146, Nashville, TN 37221

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 and assigns forever; and we do covenant with the said Grantees that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 9 day of April, 2020

Rebecca Peterson

Rebecca Peterson

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Rebecca Peterson, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 9th of April, 2020.

Notary Public

My Commission Expires: 7-17-21

(SEAL)

DAVID R. A. ROETGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

True Copy Certification

I, Krystal Schuster, 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.

Signature

State of Tennessee

County of Sumner

Personally appeared before me, Latika Rini Farrell, a notary public for this county and state, Krystal Schuster, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 03/21/2022

