# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/01/04 08:00 2 pgs
Fees:13.00 Taxes:266.40

**20040401-0036601**

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $72,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF MARCH, 2004.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

AMY CROSS NANCE NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

**THIS INSTRUMENT WAS PREPARED BY**
Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027

B-3978

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| John Dillon | Same | 142-06-0-A-310.00CO |
| (NAME) | (NAME) | |
| 810 Bellevue Road Unit 310 | | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37221 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Cason Family Investment Partnership, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Dillon, 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:

Building No. 59, Unit No. 310, and Garage No(s). 3, on the Plan of "Peppertree – Creekside Meadows" Condominiums of record in Book 4675, Pages 128 through 130, Register's Office for Davidson County, Tennessee together with all fixtures, appliances, wallcoverings, carpets or other improvements therein and the undivided interest in the common elements appurtenant thereto, all being more particularly described in the Master Deed and By-Laws of record in Book 4834, Pages 257 through 312, as amended in Book 4984, Page 174, Book 5045, Page 800, Book 5086, Page 80, and Book 5259, Page 5, said Register's Office, and the Charter of Creekside Meadows Association, Inc., of record in Book 4836, Page 610, said Register's Office.

Being the same property conveyed to Albert F. Cason and wife, Geneva Cason by Warranty Deed from The Peppertree Company, a Tennessee limited partnership with The Bellevue Company, a Tennessee corporation, as its General Partner, dated February 1, 1983, of record in Book 6035, Page 924, Register's Office for Davidson County, Tennessee. The said Albert F. Cason, having been predeceased by Geneva Cason, died on December 23, 2001, leaving subject property to the Cason Family Investment Partnership, pursuant to Last Will and Testament of record in Will Book 3206, Page 590030, in the Probate-Seventh Circuit Court for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 810 Bellevue Road Unit 310, Nashville, TN 37221

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my hand this 31st day of March, 2004.

Cason Family Investment Partnership

By: Christy Cason Robinson
Christy Cason Robinson, Managing Partner

Managing Partner

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cason Family Investment Partnership, by Christy Cason Robinson, Managing Partner the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 31st day of March, 2004.

Commission expires:

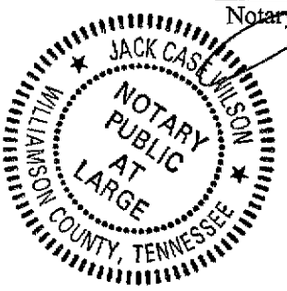
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Christy Cason Robinson with whom I am personally acquainted and who upon his/her oath (s) acknowledged himself/herself to be the Managing Partner of the Cason Family Investment Partnership, the within named bargainor, and that he/she as such Managing Partner being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the Cason Family Investment Partnership, by the said Christy Cason Robinson as such Managing Partner .

Notary Public

My Commission Expires: 4/16/06




**RETURN TO:**

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027