WARRANTY DEED

BOX 13
10896

Davidson County DEEDWARR
Recvd: 01/13/06 14:49 2 pg:
Fees:13.00 Taxes:405.15

20060113-0005621

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF JANUARY, 2006.

Notary Public

MY COMMISSION EXPIRES: 11-21-2009

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michelle Dobson	People's Home Equity, Inc. ~~Michelle Dobson~~	142-06-0-D-049.00C0
(NAME) 505 Doral Country Drive	(NAME) 12 music circle South ~~505 Doral Country Drive~~	
(ADDRESS) Nashville, TN 37221	(ADDRESS) Nashville, TN ~~37221~~ 37203	
(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, I, **William S. Carman Jr., and wife, Tammy Carman**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Michelle Dobson, an 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:

Being Unit Number 13-b of Doral Country Villa, Section 7, a horizontal property regime established by Master Deed of record in Book 5532 at page 727 and amended in Book 5623, page 252, the Plat of which is of record in Plat Book 5200 at page 223, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to William S. Carman Jr., unmarried by Quitclaim Deed from D. Doyle Miller, of record in Book 9366, page 744, dated April 22, 1994, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2006, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 5200, page 223; restrictions of record in Book 5532, page 727 and Book 5623, page 252; HOA Charter 5544, page 463; all of record in the Register's Office for County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 505 Doral Country Drive, 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.

Tammy Carman joins in this conveyance, with the consent of the grantor spouse, for the purpose of waiving homestead and/or other marital rights that may be granted to a spouse by law in the property.

Witness my hand this 5th day of January, 2006.

William S. Carman Jr.

Tammy Carman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared William S. Carman Jr. and Tammy Carman, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 5th day of January, 2006.

Notary Public

My Commission Expires:

11-21-2009

