RETURN TO: FOUNDERS TITLE AND ESCROW, LLC, 1912 21ST AVE SOUTH, NASHVILLE, TN 37212 **BOX 19-A**

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/08/06 11:11 2 pgs
Fees:13.00 Taxes:925.00

20060608-0068092

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00.

Kendall Moore
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 6TH DAY OF JUNE, 2006.

Notary Public

MY COMMISSION EXPIRES: May 24, 2010
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DeKALB COUNTY

THIS INSTRUMENT WAS PREPARED BY
Founders Title and Escrow, LLC, 1912 21st Avenue South, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kendall Moore	First American National Bank	
(NAME)	(NAME) P.O. Box 397	Map 103-12-A
(ADDRESS)	(ADDRESS) Iuka, MS 38852	Parcel 32.00
(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, **GORDON MCDANIEL AND WIFE, NANCY H. MCDANIEL**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **KENDALL MOORE**, hereinafter called the Grantee, his 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 Apartment 409 of Harding House, a Condominium created under Title 64, Sections 2701 et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, which was executed by Allan Murphy, of record in Book 4759, page 665, Register's office for Davidson County, Tennessee, reference being made to the said Master Deed, Exhibit "A", for the sources of title of the said Allan Murphy, and to Exhibit "A-1" thereto for a specific identification and description of the apartment herein conveyed, and as shown on the Plat of Harding House Condominium Apartments, of record in Book 4675, Page 60, in said Register's Office, to which reference is hereby made. Covered Parking Space No. 33 is a limited common element for the exclusive use of the occupant of said apartment.

Being the same property conveyed to Gordon McDaniel and wife, Nancy H. McDaniel by Quitclaim Deed from Gordon McDaniel (for the express purpose of creating a tenancy by the entirety), dated August 5, 2004, of record in Instrument No. 20040805-0094591, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2006 property taxes which have been prorated and assumed by the Grantee; (b) all restrictions of record; (c) all easements of record; (d) all visible easements; (e) all matters appearing on the plan(s) of record; and (f) all matters referenced in the master deed and by-laws; and (g) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 4200 West End Avenue, Unit 409, Nashville, TN 37205

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 we do covenant with the said Grantee 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 Grantee, his 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 6th day of June, 2006.

Gordon McDaniel

Nancy H. McDaniel

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gordon McDaniel and wife, Nancy H. McDaniel, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee on this 6th day of June, 2006.

Commission expires: May 24, 2010

Notary Public

GAYLA COLVERT HENDRIX
STATE OF TENNESSEE NOTARY PUBLIC
DeKALB COUNTY