BILL GARRETT, Davidson County
Trans:T20100001777 DEEDWARR
Recvd: 01/11/10 08:58 2 pgs
Fees:13.00 Taxes:1221.00
20100111-0002182

Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $330,000.00.

Annabelle M Crisler
Affiant

Subscribed and sworn to before me this 28th day of December, 2009.

Notary Public
My Commission Expires: 01/09/12

09-0404

Address of New Owner:	Send Tax Bills to:	Tax Information:
Annabelle M. Crisler	New Owner	160-15-C
5601 Cloverland Drive, Unit 138		28.00CO
Brentwood, TN 37027		

WARRANTY DEED

For and in 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 **Mitzi R. Coleman and husband, John W. Coleman**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Annabelle M. Crisler, unmarried**, hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

A certain condominium apartment located in Davidson County, Tennessee, being Unit No. 138, in Cloverland Hall, a Horizontal Property Regime, located at the corner of Old Hickory Boulevard, Cloverland Drive and Valley View Road, Brentwood, Davidson County, Tennessee, as shown on the Plat of Cloverland Hall, recorded in Instrument Number 20021101-0134432, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Instrument No. 20021105-0135643, Register's Office for Davidson County, Tennessee, to which document reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Cloverland Hall Condominium Apartments, contained in said Master Deed and By-Laws appended thereto, recorded in Instrument No. 20021105-0135643, Register's Office for Davidson County, Tennessee are incorporated in this deed by reference and made a part hereof the same as though copied herein..

Being the same property conveyed to Mitzi R. Coleman and husband, John W. Coleman by deed from Haury and Smith Contractors, Inc., a Tennessee Corporation, dated June 17, 2004, of record in Instrument No. 20040623-0074463, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **5601 Cloverland Drive, Unit 138, Brentwood, TN 37027.**

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 28th day of December, 2009.

Mitzi R. Coleman

John W. Coleman

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 **Mitzi R. Coleman and husband, John W. Coleman**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 28th day of December, 2009.

Lee E. Cranford, Notary Public
State of Tennessee at Large

My Commission Expires: 01/09/12

