Return TO:

Harpeth Title, LLC
109 Westpark Drive, Ste 150
Brentwood, TN 37027

H011025

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $184,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of March, 2011.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
November 4, 2013

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 5107 Maryland Way, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Diane L Sackl	Franklin Synergy Bank	093100A46900
(NAME)	(NAME)	
469 2nd Avenue S	3301 Aspen Grove STe. 200	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37201	Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20110015352 DEEDWARR
Recvd: 03/15/11 11:05 2 pgs
Fees:13.00 Taxes:680.80
20110315-0020417

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Haury & Smith Contractors, Inc**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Diane L Sackl**, hereinafter called the GRANTEE(S), their heirs and/or 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 all of Unit No. 469, on the plan of Howell Park Condominiums, a Horizontal property Regime, as shown in a plan recorded at Book 6250, Page 868, said Register's Office, and described in a Master Deed recorded in Book 6816, Page 411, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Howell Park Condominium Apartments, contained in the Master Deed and By-Laws appended thereto recorded in Book 6816, page 411, Register's Office for said County, are incorporated herein and by reference made a part hereof the same as though copied herein.

Being the same property conveyed to HAURY AND SMITH CONTRACTORS INC. by Deed from REESE L. SMITH, III, EXECUTOR OF THE ESTATE OF REESE L. SMITH JR. AND REESE L. SMITH III, STEPHEN B. SMITH AND MARK W. SMITH, INDIVIDUALLY, dated 01/17/2001 and filed for record on 10/24/2001 in Instrument 20011024-0116412, Register's Office for DAVIDSON County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

County of DAVIDSON taxes for the year 2011 and subsequent years, a lien not yet ascertainable, due or payable.
Tax Parcel Identification No. 093100A46900.
All matters as set forth per Plat Book 6250, Page 868, said Register's Office.
Master Deed and By-Laws filed for record in Book 6816, Page 411, said Register's Office.
Said By-Laws were amended of record in Book 11429, Page 947 and Instrument No. 20070521-0060147, said Register's Office.
All matters set out in a warranty deed including but not limited to an easement of record in Instrument No. 20020531-0065914, said Register's Office.

Charter of record in Instrument No. 20000508-0046074, said Register's Office.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 469 2nd Avenue S, Nashville, TN 37201
(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 GRANTEE(S), their heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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(S), their heirs and/or 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 4th day of March, 2011.

HAURY & SMITH CONTRACTORS, INC

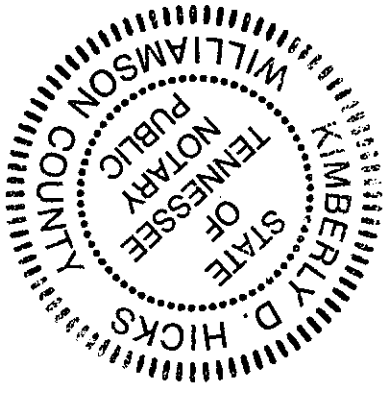
Randall Toney
Chief Financial Officer

State of Tennessee
County of Williamson

Personally appeared before me, a notary public in and for the state and county aforementioned, Randall Toney with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Chief Financial Officer of Haury & Smith Contractors, Inc and that he as such Chief Financial Officer executed the foregoing instrument for the purposes therein contained, by signing the name of the entity by himself as Chief Financial Officer.

WITNESS my hand and seal this 4th day of March, 2011.

Notary Public
My Commission Expires: 4-12-14



RETURN TO:
Stewart Title Company Tennessee Division
5107 Maryland Way
Brentwood, TN 37027