Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20110024683 DEEDWARR
Recvd: 04/27/11 11:22 2 pgs
Fees:13.00 Taxes:925.00
20110427-0032185

39-B
File #11-1078

Return to:
WINDMILL TITLE, LLC
#103 BAKERS BRIDGE AVE., STE 103
FRENTWOOD, TN 37027
PHONE: 615-613-0483

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Haley Davidson and Andrew Davidson, wife and husband**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Carol Lynne McCracken,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 175 on the plan of Section Six, Arden Place, of record in Plat Book 4955, page 69, said Register's Office, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Haley Lowman and Andrew Davidson, unmarried, as tenants in common with right of survivorship by deed from Frances S. Mallard, unmarried, dated April 6, 2007, of record in Instrument No. 20070411-0043203, Register's Office for Davidson County, Tennessee. Haley Lowman is now known as Haley Davidson by virtue of her marriage to Andrew Davidson.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 4400 Belmont Park Terrace #175, Nashville TN, 37215.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 26th day of April, 2011.

Haley Davidson

Haley Davidson

Andrew Davidson

State of Tennessee)
County of Davidson)

On this 26th day of April, 2011, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Haley Davidson and Andrew Davidson, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5/20/14

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

State of Tennessee)
County of ~~Davidson~~ Williamson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 250,000.00.

Affiant

Sworn and subscribed before me on this the 26th day of April, 2011.

Notary Public

My Commission Expires: 6/5/12

ALICE J. STEWART
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Carol Lynne McCracken 4400 Belmont Park Terrace #175 Nashville, TN 37215	Pinnacle National Bank 150 Third Ave South, Ste 900 Nashville, TN 37201	131-03-0C-175.00