BILL GARRETT, Davidson County
Trans:T20110029610 DEEDWARR
Recvd: 05/18/11 14:02 2 pgs
Fees:13.00 Taxes:185.00
20110518-0038123

This instrument prepared by and **Record and Return to:**
Parthenon Title Agency, LLC
109 Kenner Avenue Suite 100-B
Nashville, TN 37205
(615) 829-5190

File No.: 11-1052

WARRANTY DEED

THIS INDENTURE, made and entered into this **4/11/2011**, by and between **Samej Fields, an unmarried individual**, parties of the first part, and **L Fletcher Slatton and Peggy Slatton, husband and wife**, party of the second part,

WITNESSETH: This for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part had bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described Real Estate, situated and being in the City of **Nashville**, County of **Davidson**, State of **Tennessee**, to wit:

Land in Davidson County, Tennessee, Being a certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 53, Building No. 22, and the garage therewith in a Horizontal Property Regime located on the plat of Priest Lake Park condominium townhouses, Phase 2 as of record in Plat Book 4675 , Page 131 and Book 4675, page 153, in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete description

Being the same property conveyed to Semaj Fields by deed from Martha J. Sneed, unmarried and M. Elizabeth Sneed, unmarried of record as Instrument No. 20041011-0122505, said Register's Office.

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

Parcel ID # 136-3B-8CO

Improved property located at: **3880 Priest Lake Drive #53, Nashville, TN 37217**

TO HAVE AND TO HOLD the aforesaid Real Estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee simple of the afore described real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT as set forth herein, and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part of the day and year first above written.

Samej Fields

STATE OF NC

COUNTY OF MECKLENBURG

Before me, the undersigned, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Samej Fields** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained as his/her free Act and Deed.

Witness my hand and Notarial Seal this ~~11th day of April, 2011~~ 14 day of April 2011.

Notary Public

My Commission Expires: June 4 2012

BRIAN C ZOLKE
Notary Public
Guilford County, NC
My Commission Expires June 4, 2012

****

Owner's Name: **L Fletcher Slatton and Peggy Slatton**

and Address: **3880 Priest Lake Drive #53, Nashville, TN 37217**

Mail tax bills to, (Person or Agency responsible for payment of taxes)

~~TBD~~ SAME

I, or we, hereby swear and affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$50,000.00** which amount is equal or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF **Tennessee**

COUNTY OF **Davidson**

Subscribed and sworn to before me this 11th day of April, 2011..

Notary Public

My Commission Expires: 7/5/11

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN