WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20110054447 DEEDWARR
Recvd: 09/02/11 09:26 2 pgs
Fees:13.00 Taxes:133.20

20110902-0068082

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $36,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of August, 2011.

Notary Public

MY COMMISSION EXPIRES: 9-2-2013

(AFFIX SEAL)

MORGAN SULCER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Christopher A. Mathe	SAME	052130B15600CO
(NAME) PO Box 100076	(NAME)	
(ADDRESS) Nashville, TN 37224	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, I, **Rachel E. Mure, unmarried**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Christopher A. Mathe,** _____, 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 Unit No. 194 on the Condominium Site plan of River Glen, a Planned Unit Development, Phase IV, Section 2, of record in Plat Book 9700, page 858, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Rachel E. Mure, unmarried by Deed from Randy L. Phillips, a single man, dated 08/22/2008 and filed for record on 09/02/2008 in Instrument 200809020089911, Register's Office for Davidson County, Tennessee.

All matters as set forth per Plat Book 9700, Page 858, said Register's Office.

Master Deed and By-Laws filed for record in Book 7566, Page 571, said Register's Office. Said Master Deed and Bylaws were amended in Book 11532, Page 610 and Instrument 200409150111299 and 200409150111301, said Register's Office.

Warranty Deed of Flowage Easement of record in Book 2200, Page 119, said Register's Office.

Easement of record in Book 3961, Page 681, said Register's Office.

Deed of Conveyance of record in Book 7061, Page 172, said Register's Office.

Deed of Conveyance of record in Book 7061, Page 196, said Register's Office.

Deed of Conveyance of record in Book 9523, Page 164, said Register's Office.

Deed of Conveyance of record in Book 9523, Page 168, said Register's Office.

Storm water Detention Agreement of record in Instrument 200108160088874, said Register's Office.

Charter of record in Book 8069, Page 158, said Register's Office.

Quitclaim Deed to The Homeowner's Association of record in Instrument 200412170150273, 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 3023 Penn Meade Way, Nashville, TN 37214
(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 31st day of August, 2011.

Rachel E. Mure

State of ~~Tennessee~~ AZ
County of ~~Wilson~~ Maricopa

Personally appeared before me Rachel E. Mure, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 31st day of August, 2011.

Notary Public
My Commission Expires: 3/31/2015

KELLEY VALERIO
Notary Public - Arizona
Maricopa County
My Commission Expires
March 31, 2015

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122