BILL GARRETT, Davidson County
Trans:T20110070019 DEEDWARR
Recvd: 11/07/11 10:11 2 pgs
Fees:13.00 Taxes:782.55
20111107-0086720

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5409 Maryland Way
Suite 130
Brentwood, Tennessee 37027
File No.: TN110769

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $211,500.00.

AFFIANT

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

NOTARY PUBLIC

My commission expires: 8/16/14

JANE GRAZIER NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT PREPARERD BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kimberly Gale May 305 Riverstone Blvd. Nashville, TN 37214	Same address as new owner	085140A30500

FOR AND IN CONSIDERATION of the sum of Two Hundred Eleven Thousand Five Hundred and 00/100 Dollars ($211,500.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **LISA SETTLES, UNMARRIED,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto, **KIMBERLY GALE MAY, A SINGLE WOMAN,** hereinafter called the Grantees, her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

BEING Unit No. 20 on the Plan of Riverstone Condominums, Phase Two, of record in Instrument 20010814-0067503, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Lisa Settles, a married woman, by Warranty Deed from Caliber Development Group, L.P., dated 4/16/2008, recorded 4/17/2008, of record in Instrument No. 20080417-0038943, in the Register's Office for Davidson County, Tennessee. And being the same property further conveyed to Lisa Settles, unmarried by Quitclaim Deed from Rodney Mark Settles, of record in Instrument No. 20111107-0086719, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown on plat of record in Instrument No. 20010814-0067503; to any and all restrictive covenants and/or easements of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

This is improved property known and designated as 305 Riverstone Blvd., Nashville, TN 37214.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, her heirs and assigns, forever.

The undersigned covenant with the said Grantee that she is lawfully seized and possessed of said real estate; that she has a good right to convey the same; and that it is unencumbered except by lien of the 2011 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenant and bind herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY HAND, this the 31st day of October, 2011.

Lisa Settles

LISA SETTLES

STATE OF Nevada
COUNTY OF Clark

Personally appeared before me, a Notary Public, Lisa Settles, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

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

Notary Public - State of Nevada
County of Clark
CHERYL ROSS
My Appointment Expires
February 20, 2012
No: 00-60564-1

Cheryl Ross

Notary Public

Cheryl Ross

Printed Notary Name

My commission expires: Feb 20, 2012