WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20120008320 DEEDWARR
Recvd: 02/03/12 08:54 2 pgs
Fees: 13.00 Taxes: 592.00

20120203-0009801

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $160,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 30th day of **January, 2012**

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

LAURIE M. HARRIS NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carrie Marie Parman	Avenue Bank	135140A16400CO
(NAME)	(NAME)	
617 Rocky Mountain Parkway	3823 Cleghorn Avenue	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Nashville, TN, 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Deanna M. Patterson, unmarried**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Carrie Marie Parman, unmarried**, hereinafter called the Grantee, her heirs and 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 Lot No. 164 on the Plan of Pinnacle Point Subdivision, Phase Four, of record in Plat Book 6900, Page 524, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Mark S. Patterson and wife, Deanna M. Patterson, by deed from Kurt W. Schmitz and wife, Margaret S. Schmitz, dated 11/14/97 of record in Book 10686, Page 1, Register's Office for said County. Further, being the same property conveyed to Deanna M. Patterson by Quitclaim Deed from Mark S. Patterson dated November 10, 2009 and filed in Instrument Number 20091117-0105708, Register's Office of Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved X property, known as 617 Rocky Mountain Parkway, Antioch, TN 37013

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, has 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 Grantees, their 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 our hands this **30th** day of **January, 2012**

Deanna M Patterson

Deanna M. Patterson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, **Deanna M. Patterson**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **30th** day of **January, 2012**

Laurie M Harris

Notary Public

LAURIE M. HARRIS
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

My commission expires: 12-10-2012