WARRANTY DEED

BOX 50-B

~~PREPARED BY:~~ RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

BILL GARRETT, Davidson County
Trans: T20120032047 DEEDWARR
Recvd: 05/02/12 10:32 2 pgs
Fees: 13.00 Taxes: 1106.30
20120502-0037501

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $299,000.00

Affiant

JAMES A. NAECHTER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF April, 2012.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jesse Thompson	GUARANTY BANK	Map 117-8-C
(NAME)	(NAME)	
1515 Clayton Avenue	4000 W. BROWN DEER RD	Parcel 4 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	BROWN DEER, WI 53209	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **TRAVIS STORK, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JESSE THOMPSON,** HEREINAFTER CALLED THE GRANTEES, THEIR 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 Unit A of Clayton Place, a Horizontal Property Regime Planned Unit Development with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Master Deed of record as Instrument No. 20001026-0106312, and Instrument No. 20001026-0106313, and in the Attorney's Certificate to Clayton Place Master Deed Clarifying Horizontal Regime is a Private Element Planned Unit Development of record in Instrument No. 20120222-0015165, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Clayton Place, a Horizontal Property Regime Planned Unit Development with Private Elements, contained in said Master Deed, the plat filed as Exhibit "B" to said Master Deed appearing in Instrument No. 20001026-0106312, Instrument No. 20001026-0106313, and in the Attorney's Certificate to Clayton Place Master Deed Clarifying Horizontal Regime is a Private Element Planned Unit Development of record in Instrument No. 20120222-0015165 and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being the same property conveyed to Travis Stork, unmarried, by deed from Shelia McMorrow Jones and husband, Eric Jones, of record in Instrument No. 20090507-0042295, said Register's Office.

This conveyance is subject to (a) 2012 real property taxes; (b) all matters appearing on the master deed of record in Instrument No. 20001026-0106312 and Instrument No. 20001026-0106313, clarified in Instrument No. 20120222-0015165, said Register's Office; and (c) parking easement of record in Instrument No. 20000315-0026781, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 1515 Clayton Avenue, Nashville, Tennessee 37212
(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 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, 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 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 my hand this 27th day of April, 2012.

Travis Stork

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Travis Stork, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 26th day of April, 2012

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 3, 2015