This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20120035181 DEEDWARR
Recvd: 05/14/12 09:30 3 pgs
Fees:18.00 Taxes:1037.85
20120514-0041257

ADDRESS NEW OWNER:
Cheryl D. Bridges
250 Windsor Terrace Drive
Nashville, Tennessee 37221

SEND TAX BILL TO:
Owner

MORTGAGEE:

None

MAP	**143-1**
GROUP	**B**
PARCEL	**25.00co**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **James L. Turner and Karen Swanson Turner, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Cheryl D. Bridges**, 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 a certain condominium apartment known as Unit No. 250 together with the appurtenant interest in the common elements of Windsor Terrace Condominiums, a horizontal property regime established by a Master Deed of record in Book 7150, page 921, and as amended in Book 7436, page 667; 7464/297; 7661/40; 7729/206; 7980/717 and Inst. No. 2000811-0079911, Register's Office, Davidson County, Tennessee. Said Unit being depicted on the Condominium Site Plan of record in Book 11190, page 93 and Inst. No. 2000811-0079911, said Register's Office.

Being the same property conveyed to James L. Turner and Karen Swanson Turner, husband and wife by deed dated March 21, 2006 from John Kitzmiller and Nancy Kitzmiller, husband and wife, of record in Instrument no. 20060321-0032243, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2012 and subsequent years.

This is **improved** property known as **250 Windsor Terrace Drive, Nashville, Tennessee 37221.**

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, her heirs and assigns , forever, and, GRANTORS do covenant with the said GRANTEE that they 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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 the ~~11th~~ 7th day of **May, 2012.**

James L. Turner

Karen Swanson Turner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **James L. Turner and Karen Swanson Turner, husband and wife**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 11th day of May, 2012.

ROBERT M. LOFFI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 5-3-12

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $280,500.00.

AFFIANT

Subscribed and sworn to before me on this 11th day of May, 2012.

ROBERT M. LOFFI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 5-3-16