THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 900,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th Day of July, 2012. Notary Public MY COMMISSION EXPIRES: 1-9-16 (AFFIX SEAL)

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN.

BOX 50-B

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

RETURN TO:

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Keith Hagan	SunTrust Mortgage, Inc.	MAP 116-04-E
3822 Woodlawn Avenue *	~~401 Commerce Street, Suite 0100~~ PO Box 79041	PARCEL 002.00CO
Nashville, TN 37215	~~Nashville, TN 37219~~ Baltimore, MD 21279-0041	
(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, WE, **Daniel B. Gilmore and wife, Susan G. Gilmore** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Keith Hagan and wife, Carole Hagan** 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:

A certain condominium in Davidson County, Tennessee, being Unit No. 2, together with the appurtenant interest in the common elements of New Court at Woodlawn, a Planned Unit Development with Private Elements established by Master Deed of record as Instrument No. 20050311-0027387, as amended and restated by instrument of record as Instrument No. 20050428-0047508, Register's Office for Davidson County, Tennessee, said Unit being located upon Lot No. 3 on the Plan of 3810 Woodlawn Drive of record as Instrument No. 20030910-0138882, Register's Office, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Daniel B. Gilmore and wife, Susan G. Bailey by warranty deed from Fred A. Parker, Jr. and wife, Elizabeth M. Parker of record as Instrument No. 20061101-0135720, Register's Office for Davidson County, Tennessee, dated October 24, 2006.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

*also known as Woodlawn Circle

This is (X) IMPROVED property known as **3822 Woodlawn Avenue, Nashville, TN 37215.**

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 our hands this the 6th day of July, 2012.

Daniel B. Gilmore

Susan G. Gilmore by Daniel B. Gilmore, Attorney-in-Fact

BILL GARRETT, Davidson County
Trans: T20120051630 DEEDWARR
Recvd: 07/13/12 09:25 2 pgs
Fees: 13.00 Taxes: 3330.00

20120713-0061580

STATE OF TENNESSEE
COUNTY OF Hamilton

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Daniel B. Gilmore** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 6th day of July, 2012.

My Commission expires 03/04/14

Notary Public

TIFFANY A. RUSH NOTARY PUBLIC AT LARGE HAMILTON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF Hamilton

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Daniel B. Gilmore** 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 on behalf of **Susan G. Gilmore**, as her Attorney in Fact, as the free act and deed of the within named **Susan G. Gilmore**.

Witness my hand and official seal this the 6th day of July, 2012.

My Commission expires 03/04/14

Notary Public

TIFFANY A. RUSH NOTARY PUBLIC AT LARGE HAMILTON COUNTY, TENNESSEE