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 $ 155,900.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10 DAY OF October, 2012. Notary Public MY COMMISSION EXPIRES: 1-9-16 (AFFIX SEAL)

JAMES A. WAECHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jimmy D. Taylor	owner	MAP 142-13-C
8807 Sawyer Brown Road		PARCEL 77
Nashville, TN 37221		
(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, **Henrietta Ki Szmyd-Hogan, joined by her spouse, John P.Hogan,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jimmy D. Taylor and wife, Dorris J. Taylor** 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 number 8807 together with carport number 8807-C in River Plantation Section Eleven, Phase One, a Condominium, a Horizontal Property Regime located on Sawyer Brown Road, recorded on the Plat of record in Book 9700, pages 481 & 482, Register's Office for Davidson County, Tennessee and described in the Master Deed recorded in Book 10628, page 661, as amended, said Register's Office, to which references are hereby made.

Being the same property conveyed to Henrietta Ki Szmyd-Hogan by deed recorded in Book 11146, page 575, said Register's Office. John P. Hogan, the spouse of Henrietta Ki Szmyd-Hogan, joins in this conveyance.

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.

This is IMPROVED property known as **8807 Sawyer Brown Road, Nashville, TN 37221.**

BILL GARRETT, Davidson County
Trans:T20120077357 DEEDWARR
Recvd: 10/11/12 10:59 2 pgs
Fees:13.00 Taxes:576.83
20121011-0093214

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 10th day of October, 2012.

Henrietta Ki Szmyd-Hogan

Henrietta Ki Szmyd-Hogan

John P. Hogan

John P. Hogan

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 **Henrietta Ki Szmyd-Hogan and John P. Hogan** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 10th day of October, 2012.

JAMES ECHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission expires: 1-9-16

Notary Public