RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, Tennessee 37027
File No.: TN122271

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120086584 DEEDWARR
Recvd: 11/13/12 14:51 2 pgs
Fees:13.00 Taxes:286.38
20121113-0104487

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $77,400.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th day of November, 2012.

NOTARY PUBLIC

My commission expires:

DAVID R.A. ROEDGER NOTARY PUBLIC OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 07-21-2013

THIS INSTRUMENT PREPARERD BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia M. Harrison 21 Vaughns Gap Rd. , Unit 67 Nashville, TN 37205	F&M Bank 50 Franklin Street Clarksville, TN 37040	129150A067.00

FOR AND IN CONSIDERATION of the sum of Seventy Seven Thousand Four Hundred and 00/100 Dollars ($77,400.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **PATRICK FOX, a married man,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto, **PATRICIA M. HARRISON,** A Single Woman, hereinafter called the Grantee, her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit No. E-67, on the Plan of Belle Meade Highlands Condominiums, as set forth in Exhibit A-2 to the Master Deed of record in Book 7091, page 302, Register's Office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference. There is conveyed with the above described individual condominium unit an undivided interest in and to the general and/or restricted common areas and facilities of Belle Meade Highlands Condominiums, as said areas are set forth and defined in Master Deed and By-Laws of record in Book 7091, page 302 and Charter of record in Book 7102, page 223, Register's Office for Davidson County, Tennessee, and to which reference is hereby made for more particulars.

Being the same property conveyed to Patrick Fox, by Warranty Deed from Allison A. Hines, dated 1/27/2006, recorded 2/3/2006, of record in Instrument No. 20060203-0013433, in the Register's Office for Davidson County, Tennessee.

This is improved property more commonly known as 21 Vaughns Gap Rd., Unit 67, Nashville, TN 37205.

This conveyance is made subject to all matters as shown on the Plan of Belle Meade Highlands Condominiums, as set forth in Exhibit A-2 to the Master Deed of record in Book 7091, page 302; to Charter of record in Book 7102, page 223; and to any and all restrictive covenants and/or easements of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, her heirs and assigns, forever.

The undersigned covenant with the said Grantee that he is lawfully seized and possessed of said real estate; that he has a good right to convey the same; and that it is unencumbered except by lien of the 2012 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenants and binds himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 26-2-307 or other similar statute.

WITNESS MY HAND, this the 8th day of November, 2012.

PATRICK FOX

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public, Patrick Fox, 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 seal, this the 8th day of November, 2012.

Notary Public

Printed Notary Name

My commission expires: 9/29/13

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 9-29-2014