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 $ 390,000.00. Sherri Atwell Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF December, 2012. Brenda Clinton Notary Public MY COMMISSION EXPIRES: March 8, 2016 (AFFIX SEAL)

BOX 50-B

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

RETURN TO:

PRISCILLA C. URBANEK NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kristi Robinson	Pinnacle Bank	MAP 116-03-O-H
131 C Woodmont Blvd, Unit 2-A	150 3rd Ave So.	PARCEL 003.00 CO
Nashville, TN 37205	Ste 900 Nashville TN 37201	
(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, **Anna R. Ramirez, unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kristi Robinson**

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:

Unit No. 2-A and the garage attached thereto, in Woodmont Close, a Horizontal Property Regime located at 131 Woodmont Blvd., Nashville, Davidson County, Tennessee, as described in a Master Deed and the plat attached thereto as recorded in Instrument No. 20050531-0060897, Register's Office for Davidson County, Tennesse, to which documents reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Woodmont Close, Condominium Units, contained in said Master Deed and By-Laws appended thereto recorded in Instrument No. 20050531-0060897, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. Said condominium regime also comprises Lots 1, 2 and 3, Woodmont Close, recorded in Instrument No. 20040618-0072260.

Being the same property conveyed to Anna R. Ramirez by Deed from Haury and Smith Contractors, Inc. of record at Instrument No. 20050727-0087347, Register's Office for Davidson County, Tennessee, dated July 20, 2005 and recorded on July 27, 2005.

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 (X) IMPROVED property known as 131 C Woodmont Blvd, Unit 2-A, Nashville, TN 37205.

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.

BILL GARRETT, Davidson County
Trans: T20120095646 DEEDWARR
Recvd: 12/14/12 09:12 2 pgs
Fees: 13.00 Taxes: 1443.00

20121214-0115089

Witness _____ hand( ) this the 10th day of December, 2012.

Anna R. Ramirez

STATE OF Wisconsin

COUNTY OF Milwaukee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Anna R. Ramirez** 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 she executed the within instrument of the purposes therein contained.

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

My Commission ~~expires~~: is permanent

Notary Public