WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120095767 DEEDWARR
Recvd: 12/14/12 11:24 2 pgs
Fees:13.00 Taxes:2275.50
20121214-0115306

KAREN L. TRUSTY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $615,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11th day of December, 2012

Notary Public

MY COMMISSION EXPIRES: 8/23/16
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 30 Burton Hills Blvd, Suite 400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles B. Link and Leanne J. Link	SunTrust Mortgage, Inc.	131070R00200CO
(NAME)	(NAME)	
4311 Lone Oak Road	901 Semmes Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Richmond, VA, 23224	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, I/WE, **Sarah B. Huddleston, now known as Sarah MacIntyre, married**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Charles B. Link and Leanne J. Link, husband and wife**, 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 2 together with the appurtenant interest in the common elements of Lone Oak Corner Townhomes, a horizontal property regime with private elements, established in Declaration of record in Instrument No. 20060627-0076697, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Site Plan attached as Exhibit B to the aforementioned Declaration and being located upon Lot No. 13 on the Plan of J.P. Grissim's Subdivision of record in Plat Book 1424, page 36, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to Sarah B. Huddleston by deed from Robert T. Davis and wife, Marjorie P. Davis of record in Book Instrument Number 20010420-0039211, re-recorded in Instrument Number 20010510-0048840, in the Register's Office for Davidson County, Tennessee, dated April 16, 2001. The said Sarah B. Huddleston now known as Sarah MacIntyre, married. Matt MacIntyre, the spouse of Sarah MacIntyre, joins in this conveyance solely to convey any marital interest he may have in subject property by virtue of his marriage to the said Sarah MacIntyre.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 4311 Lone Oak Road, 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, has 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 **11th** day of **December, 2012**

Sarah MacIntyre

Matt MacIntyre

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, **Sarah MacIntyre and Matt MacIntyre**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **11th** day of **December, 2012**

Notary Public

My commission expires: 8/23/16

KAREN L. TRUSTY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Return To:

FOUNDATION
TITLE AND ESCROW, LLC
2672 ~~1725~~ N. Mt. Juliet Rd., ~~Ste. C~~
Mt. Juliet, TN 37122