WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 179,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of February, 2013

Notary Public:

MY COMMISSION EXPIRES: 3-3-15
(AFFIX SEAL)

TRACEY PERRY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES
March 3, 2015

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Brittany Stewart	F & M Bank	Parcel ID:
5920 O'Brien Ave.	10 Cadillac Way; Ste 100	091130A01500CO
Nashville, TN 37209	Brentwood, TN 37027	

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, we

Roger D. Henry and wife, Darla M. Henry

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Brittany Stewart , a single woman
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 No. 15 on the Horizontal Property Regime with Private Elements for Haven West Townhomes, a Planned Unit Development, as shown on Exhibit "C" in the Declaration of Covenants, Conditions, and Restrictions for Haven West Townhomes of record in Instrument Number 20090528-0048954 (which superseded and replaced the Master Deed in Instrument Number 20070918-0111767), Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Roger D. Henry and wife, Darla M. Henry by deed from Action Construction of TN, Inc., a Tennessee Corporation, by deed of record in Instrument 20090512-0043753, said Register's Office, dated May 12, 2009.

This conveyance is subject to Restrictions and By-Laws of record in Instrument 20070918-0111767 and replaced by Instrument 20090528-0048954, said Register's Office.

This conveyance is made subject to: (1) 2013 taxes, which have been prorated and assumed by the Grantees; (2) All matters of record in Plat Book 332, Page 127, said Register's Office; (3) All matters appearing on the Master Deed of record in Instrument 20090528-0048954, which superseded and replaced Instrument 20070918-0111767, said Register's Office; (4) Easements of record in Instrument 20071011-0120759; 20071231-0148853; 20071231-0148700; 20080402-0033148; and 20081118-0113770, Register's Office for said County.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 5920 O'Brien Ave., Nashville, TN 37209

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:T20130018077 DEEDWARR
Recvd: 03/05/13 13:39 2 pgs
Fees:13.00 Taxes:662.30
20130305-0021977

Witness our hands this 28th day of February, 2013.

Roger D. Henry

Darla M. Henry

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 Roger D. Henry and Darla M. Henry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of February, 2013.

My Commission Expires: 8/23/16

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.