After Recording Return To:
Limestone Title & Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20130030699 DEEDWARR
Recvd: 04/15/13 13:54 2 pgs
Fees:13.00 Taxes:1252.45
20130415-0037202

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $338,500.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 5th day of April, 2013 Notary Public MY COMMISSION EXPIRES: 8/16/14 (AFFIX SEAL)

JANE GRAZIER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

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
Ross Lumpkin	Churchill Mortgage	117030H31700CO
(NAME)	(NAME)	
2600 Hillsboro Pike Unit #317	761 Old Hickory Blvd, Ste 400	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	Brentwood, TN 37027	
(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, **John Allred and Rebeca Woockman**, both unmarried persons, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Ross Lumpkin, unmarried**, 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, State of Tennessee, Unit 317 on the Plan of The Enclave at Hillsboro Village Condominiums, as established under Master Deed of record in Instrument 20051005-0119789, as amended in Instrument 20060210-0016562, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to John Allred and Rebeca Woockman, joint tenants with rights of survivorship, by deed from Nashville Enclave, C.P. A Texas limited Partnership (f/k/a Nashville Enclave Apartments, L.P. A Texas Limited Partnership) dated June 9, 2006 of record in Instrument No. 20060614-0070810, Register's Office of Davidson County, Tennessee.

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 2600 Hillsboro Pike Unit #317, Nashville, TN 37212

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 **5th** day of **April, 2013**

John Allred by Steve Myers, Attorney In Fact

John Allred by Steve Myers, Attorney In Fact

Rebecca Woockman by Steve Myers, Attorney In Fact

Rebecca Woockman by Steve Myers, Attorney In Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary, personally appeared Steve Myers, known to me, or proved on the basis of satisfactory evidence, to be the person who executed the foregoing instrument on behalf of John Allred, and who acknowledged that he executed the same as the free act and deed of the said John Allred, by virtue of a Power of Attorney, duly executed and appearing of record in Instrument # 20130415-0037201, said Register's Office.

Witness my hand and official seal this 5th day of April, 2013.

BEVERLY PARHAM STATE OF TENNESSEE NOTARY PUBLIC WEAKLEY CO. TN.

Beverly Parham
NOTARY

My Commission Expires: 11-19-14

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary, personally appeared Steve Myers, known to me, or proved on the basis of satisfactory evidence, to be the person who executed the foregoing instrument on behalf of Rebecca Woockman, and who acknowledged that he executed the same as the free act and deed of the said Rebecca Woockman, by virtue of a Power of Attorney, duly executed and appearing of record in Instrument # 20130415-0037200, said Register's Office.

Witness my hand and official seal this 5th day of April, 2013.

BEVERLY PARHAM STATE OF TENNESSEE NOTARY PUBLIC WEAKLEY CO. TN.

Beverly Parham
NOTARY

My Commission Expires: 11-19-14