Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20130046605 DEEDWARR
Recvd: 06/04/13 15:07 2 pgs
Fees:13.00 Taxes:610.50
20130604-0056578

W & I Ref:(_____) Title No: 52514
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Patrick Powell 411 Sloan Rd Nashville, TN 37204	New Owner

TAX MAP-PARCEL NUMBERS: 103-08-0-B-411 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$165,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Kathleen Tone Brock, married, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Patrick Powell, unmarried, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 411, Building "C", of Park Lane Condominiums, Phase IV, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, shown as Exhibit "B" to the Master Deed, of record in Book 7646, Page 264, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Kathleen Tone by deed from Stephen B. Shweidel and wife, Suzanne Schweidel, dated April 28, 2008, recorded May 2, 2008 in Instrument No. 20080502-0044915, said Register's Office. Kathleen Tone having since married and now being known as Kathleen Tone Brock.

Doug Brock, husband of Kathleen Tone Brock, hereby joins in the execution of this instrument to convey his marital interest, if any, in subject property.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2013, and subsequent years; The Plan, with Owner's Certificate shown as Exhibit "B" to the Master Deed, of record in Book 7646, Page 264, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 7646, page 264, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 411 Sloan Road, Nashville, Tennessee 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 Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this ____ day of _____, 2013.

Kathleen Tone Brock

Doug Brock

State of Texas
County of Travis

On this 29 day of May, 2013 , before me the undersigned authority, personally appeared Kathleen Tone Brock and Doug Brock, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 8/20/2016

Notary

HALEY ARMITAGE
Notary Public, State of Texas
My Commission Expires
AUGUST 20, 2016

State of TENNESSEE
County of Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $165,000.00

Affiant

Sworn and subscribed before me this the 30th day of May, 2013

Notary Public

My Commission Expires: _____

TARA JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires September 9, 2014