BILL GARRETT, Davidson County
Trans:T20130055666 DEEDWARR
Recvd: 07/01/13 13:10 2 pgs
Fees:13.00 Taxes:467.68

20130701-0067605

Prepared by: RETURN TO
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $126,480.00

Affiant

Subscribed and sworn to before me, this 27 day of June, 2013.

Notary Public
My commission expires: April 13, 2015

KAREN McCALLA NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

02-1306-48556

Address of New Owner:	Send Tax Bills to:	Tax Information
Sam Clinton Payne 207 Summit Ridge Dr Nashville TN 37215	NEW OWNER	131-05-0-B-207

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Grant Lehman and wife, Elizabeth Lehman, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Sam Clinton Payne, hereinafter called the Grantees, their successors 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. 207, together with the appurtenant interest on the Plan of Four Seasons Condominium, horizontal property regime established by Master Deed of record in Book 6841, Page 349, amended in Book 6847, Page 122, Register's Office for said County, said Unit being depicted on the Condominium Site Plan attached as Exhibit "D" in the aforementioned Master Deed and being located upon Tract No. 1 on the Plan of Clark Gower Property of record in Book 5050, Page 30, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Grant Lehman and wife, Elizabeth Lehman by deed from James Nicklas Watson, dated June 20, 2007 recorded June 26, 2007 of record in instrument No. 20070626-0076039, said Register's Office.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 207 Summit Ridge Dr, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 26th day of June, 2013.

Grant Lehman

Elizabeth Lehman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Grant Lehman and Elizabeth Lehman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 26th day of June, 2013.

State of Tennessee at Large

My Commission expires

1/19/14

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON