BILL GARRETT, Davidson County
Trans:T20130062543 DEEDWARR
Recvd: 07/23/13 10:02 2 pgs
Fees:13.00 Taxes:814.00

20130723-0075964

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00

Candice A. Graham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July, 2013.

Brian D. Mitchell
Notary Public

MY COMMISSION EXPIRES: January 9, 2016
(AFFIX SEAL)

BRIAN D. MITCHELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

R-VRES-13-2201-103

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **Edward James Heavner** (NAME) | **Edward James Heavner** (NAME) | |
| **2050 Parks Lafferty Road** (ADDRESS) | **2050 Parks Lafferty Road** (ADDRESS) | **105-14-0D-103.00** |
| **Concord, NC 28025** (CITY) (STATE) (ZIP) | **Concord, NC 28025-1258** (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we **PIETER A. VERHOEVEN, a single man**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **EDWARD JAMES HEAVNER,** hereinafter called the Grantee(s), their heirs and assigns, that 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. 103, THE LOFTS ON EIGHTH, AS ESTABLISHED UNDER MASTER DEED OF RECORD IN INSTRUMENT NUMBER 20061116-0142670, AMENDED IN INSTRUMENT NUMBER 20071227-0148044, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH MASTER DEED REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID UNIT.**

**BEING THE SAME PROPERTY CONVEYED TO PIETER A. VERHOEVEN BY DEED FROM CANDICE E. GRAHAM, A SINGLE WOMAN, OF RECORD AT INSTRUMENT NO. 20100507-0035189, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED APRIL 30, 2010 AND RECORDED ON MAY 7, 2010.**

**THIS CONVEYANCE IS SUBJECT TO A) 2013 PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE (S) HEREIN; B) INSTRUMENTS OF RECORD IN PLAT BOOK 57, PAGE 95, INSTRUMENT NUMBER 20061122-0144892, INSTRUMENT NUMBER 20070305-0026833, INSTRUMENT NUMBER 20061113-0139803, INSTRUMENT NUMBER 20071227-0148043, INSTRUMENT NUMBER 20080205-0012094, SAID REGISTER'S OFFICE; C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.**

This is
**( ) unimproved**
**( X ) improved**
property known as **2201 8th Ave #103 Nashville, Tennessee 37204**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 18th day of July, 2013.

Pieter A. Verhoeven by John Gleaves
Attorney In Fact

Pieter A. Verhoeven by John Gleaves
Attorney In Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 18th day of July, 2013, before me personally appeared John Gleaves to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Pieter A. Verhoeven and who acknowledged he/she/they executed the same as the free act and deed of the said Pieter A. Verhoeven.

Witness my hand and official seal, this the 18th day of July, 2013.

Brian D Mitchell
Notary Public

BRIAN D. MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: January 9, 2016

**RETURN TO:**
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212