Return to:
Foundation Title and Escrow, LLC.
2672 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20130070080 DEEDWARR
Recvd: 08/14/13 14:21 2 pgs
Fees:13.00 Taxes:536.13
20130814-0085500

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $144,900.00.

Affiant

Subscribed and sworn to before me, this 5th day of August, 2013.

Notary Public:
My Commission Expires: 6/15/14

CONNIE J BUCHANAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TN

WARRANTY DEED

Name and Address of New Owner:	Send Tax Bills To:	Map/Parcel Number:
Daniel William Hooper Ridge Dr, Unit 240 Nashville, TN 37215	New Owner	131-5B-240 240 Summit

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Derek A. Schaeffer, unmarried hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Daniel William Rost Hooper, a single man hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, Unit No. 240 as shown on the Plan of Four Seasons, a condominium development, together with an undivided percentage interest in Common Elements appurtenant to said Unit, as set forth in the Master Deed establishing four Season, a condominium, of record in Book 6841, Page 349, Register's Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said Unit.

Being the same property conveyed to Derek A. Schaeffer, unmarried from Felice Brychta a/k/a Felice Eakin Buckley, married by Warranty Deed Dated March 30, 2007, recorded in Instrument No.20070413-0044653, Register's Office of Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.

Taxes and assessments for the year 2013 and subsequent years.

The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as: 240 Summit Ridge Dr, Unit 240, 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. Grantors covenant with said Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness my/our hand(s) this the 5th day of August, 2013.

Derek A. Schaeffer

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 Derek A. Schaeffer , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

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

Commission Expires: 5/4/15

Notary Public:

JANIS L. ADAMS
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY

This Instrument Prepared By:

Highland Title, LLC
The House of Cash Building
700 Johnny Cash Pkwy, STE 201
Hendersonville, TN 37075

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