File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

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BILL GARRETT, Davidson County

Trans:T20130076996 DEEDWARR

Recvd: 09/05/13 12:46 2 pgs

Fees:13.00 Taxes:658.60

20130905-0093844

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(_____) Title No: 52880

Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Sunny Meadows, LLC 1803 Broadway, #401 Nashville, TN 37203	New Owner

TAX MAP-PARCEL NUMBERS: 104-2-4-B-424.00CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$178,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Christopher Chandler, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Sunny Meadows, LLC 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. 424, together with parking space No. 219, as assigned by Second Amendment to the Master Deed, of record in Instrument No. 20081016-0104201, said Register's Office, of Bristol West End, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, shown as Exhibit "C" to the Master Deed, of record in Instrument No. 20070503-0053313, amended in Instrument No. 20081016-0104201 and Instrument No. 20101130-0095113, 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 Christopher Chandler, an unmarried person, by deed from Bristol West End Ventures, Inc., a Tennessee Corporation, dated March 28, 2008, recorded March 31, 2008, in Instrument No. 20080331-0032208, Register's Office for Davidson County, Tennessee.

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 "C" to the Master Deed, of record in Instrument No. 20070503-0053313, amended in Instrument No. 20081016-0104201 and Instrument No. 20101130-0095113, 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 Instrument No. 20070503-0053313, amended in Instrument No. 20081016-0104201 and Instrument No. 20101130-0095113, 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: 3000 Vanderbilt Place Unit 424, Nashville, Tennessee 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 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 4th day of September, 2013.

Christopher Chandler

State of Tennessee

County of Davidson

On this 4th day of September, 2013, before me the undersigned authority, personally appeared Christopher Chandler, 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: _____

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 01-24-2017

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $178,000.00

Affiant

Sworn and subscribed before me this the 4th day of September, 2013

My Commission Expires: _____

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 01-24-2017

Notary Public