BILL GARRETT, Davidson County
Trans:T20130077705 DEEDWARR
Recvd: 09/09/13 09:33 2 pgs
Fees:13.00 Taxes:325.60
20130909-0094653

This Instrument Prepared By:
R. Francene Kavin, Attorney
2 Cadillac Drive
Brentwood, TN 37027

ADDRESS NEW OWNER:
Amy C. Castrovinci
531 Williamsburg Drive
Nashville, Tennessee 37214

SEND TAX BILL TO:

MORTGAGEE:
Franklin American Mortgage Company
501 Corporate Centre Drive #400
Franklin, Tn 37027

MAP	121-4
GROUP	A
PARCEL	31.00co

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Patricia R. Johnson, unmarried,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Amy C. Castrovinci, an unmarried woman,** hereinafter called the GRANTEE, her heirs 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. 531 on the Plan of Williamsburg Condominiums, Phase II, of record in Plat Book 6900, page 266, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Patricia R. Johnson, unmarried by deed dated February 29, 1988 from David R. Williams Builders, Inc. of record in Book 7483, page 436, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2013 and subsequent years.

This is **improved** property known as **531 Williamsburg Drive, Nashville, Tennessee 37214.**

GRANTOR does covenants with the said GRANTEE that she is lawfully seized 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; and, GRANTOR, does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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 the **6th** day of **September, 2013.**

Patricia R Johnson

Patricia R. Johnson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Patricia R. Johnson, unmarried**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 6th day of September, 2013.

R. Francene Kavin

R. Francene Kavin
NOTARY PUBLIC

R. FRANCENE KAVIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 11/5/2016

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Wilson

The actual value or consideration, whichever is greater, for this transfer is $88,000.00.

Jan Roper

AFFIANT

Subscribed and sworn to before me on this 6th day of September, 2013.

Amie Jo Gravitt

NOTARY PUBLIC

AMIE JO GRAVITT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 10/26/16

Return:

ET

EXECUTIVE TITLE LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122