WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Tracy K. Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6 DAY OF SEPTEMBER, 2013.

Tonya B. Cherry
Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

TONYA B. CHERRY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.
My Commission Expires OCT 21, 2013

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Glema Flo Dickerson	New Owner	
(NAME)	(NAME)	
5793 Brentwood Trace		160-14-O-B-93CO
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **PATRICIA ROBERTS, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GLEMA FLO DICKERSON, AN UNMARRIED WOMAN AND TERILYN FANN, A MARRIED WOMAN, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, being unit No. 5793 in Brentwood Trace Condominiums, a Horizontal Property Regime, as of record in Book 5200, page 261, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Patricia Roberts, unmarried by Deed from Sandra Eileen English, unmarried of record in Instrument No. 20030909-0131125, said Register's Office.

This conveyance is subject to (a) 2013 real property taxes; (b) all matters appearing on the plan of record in Book 5200, page 219 and Book 5200, page 261, said Register's Office; and (c) master deed and bylaws of record in Book 5524, page 415, Book 5545, page 510, Book 5537, page 988 and Book 5868, page 70, said Register's Office; (d) easements of record in Book 4460, page 110 and Book 4831, page 125.

unimproved ☐

This is improved ☒ property, known as 5793 Brentwood Trace, Brentwood, TN 37027
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 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.

BILL GARRETT, Davidson County
Trans:T20130077793 DEEDWARR
Recvd: 09/09/13 10:42 2 pgs
Fees:13.00 Taxes:462.50
20130909-0094805

Witness my hand this 6th day of September, 2013.

Patricia Roberts

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 Patricia Roberts, unmarried , the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 6th day of September, 2013.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV 3, 2015