PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys at Law
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Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20130079207 DEEDWARR
Recvd: 09/12/13 12:50 2 pgs
Fees:13.00 Taxes:490.81
20130912-0096347

~~PREPARED BY:~~ BOX 50-B RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 52888
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Elizabeth H. Owens 416 Westfield Drive Nashville, TN 37221	New Owner

TAX MAP-PARCEL NUMBERS: 128130A41600C0

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$132,650.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **James David Faulkner, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Elizabeth H. Owens**, 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. 416 of Westfield Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 6250, page 590 revised in Book 6250, page 748 and further shown and described in an amendment of record in Book 6831, page 982, said Register's Office, 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 James David Faulkner by Warranty deed form Rachel C. Toney, unmarried, Dated April 26, 2007 and recorded on May 2, 2007 of record in Doc No. 20070502-0052677 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; All matters shown on The Plan, with Owner's Certificate, of record in Plat Book 6250, Page 590 revised in Book 6250 page 748 and further shown and described in an amendment of record in Book 6831 page 982, said Register's Office.

This is improved property, known as: 416 Westfield Drive, Nashville, Tennessee 37221

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 9th day of September, 2013.

James David Faulkner

State of TENNESSEE

County of DAVIDSON

On this 9th day of September, 2013 , before me the undersigned authority, personally appeared James David Faulkner , 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: _____

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

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 $132,650.00

Affiant

Sworn and subscribed before me this the 9th day of September, 2013

My Commission Expires: March 8, 2014

Notary Public

R. L. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE