

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,500.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF September, 2013.

NOTARY PUBLIC
My Commission Expires: 2-28-2016

THIS INSTRUMENT PREPARED BY: Tennessee Nations Title Agency, 4811 Lebanon Road Suite 107, Hermitage, TN 37076

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARC NUMBERS:
Susan Lorraine Carsen 143 Cumberland Trace Nashville, TN 37214	Susan Lorraine Carsen 143 Cumberland Trace Nashville, TN 37214	073 16 OA 143.00

Warranty Deed 13NT00029

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good
and valuable consideration, the receipt of which is hereby acknowledged, we

Katherine M Watkins F.k.A Katherine M Cooper and William C Watkins IV Wife and Husband

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Susan Lorriane Carsen

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, BEING UNIT NO. 143, AS SHOWN ON THE MAP ENTITLED CUMBERLAND TRACE, OF RECORD IN PLAT BOOK 5200, PAGE(S) 724, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO RUTH M. HUMMEL, BY DEED FROM ROBERT CHRISTOPHER SULLIVAN AND WIFE, CHRISTA SULLIVAN, OF RECORD IN BOOK 10729, PAGE 589, DATED NOVEMBER 21, 1997, SAID REGISTER'S OFFICE

BEING THE SAME PREMISES AS CONVEYED IN DEED FROM \RUTH M. HUMMEL\ RECORDED \06/28/2004\ IN DOCUMENT NUMBER \20040628-0076018\, IN SAID COUNTY AND STATE.

COMMONLY KNOWN AS: \143 CUMBERLAND TC., NASHVILLE, TN 37214\

BILL GARRETT, Davidson County
Trans:T20130083442 DEEDWARR
Recvd: 09/26/13 14:42 2 pgs
Fees:13.00 Taxes:438.45
20130926-0101322

This improved property is known as 143 CUMBERLAND TC., NASHVILLE, TN 37214

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. We do covenant with 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, except for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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.

Witness our hands this 13th day of September, 2013

Katherine M Watkins by Edward N Cooper, Power of Attorney
Katherine M Watkins F.k.A Katherine M Cooper

William C Watkins IV, by Edward N Cooper, Power of Attorney
William C Watkins IV

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, *KATHERINE M WATKINS FKA KATHERINE M COOPER AND WILLIAM C WATKINS IV (bargainer's name), the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained. *WIFE AND Husband

Witness my hand and official seal at office, this13th day of September, 2013.

TAX

Carol B Christian
Notary Public

CAROL B. CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My commission expires: 9/28/2016