File G-25446-8 Box 14

WARRANTY DEED	State of Tennessee County of Davidson
BILL GARRETT, Davidson County Trans:T20130085026 DEEDWARR Recvd: 10/02/13 10:07 2 pgs Fees:13.00 Taxes:536.50 20131002-0103294	The actual consideration or value, whichever is greater, for this transfer is **$145,000.00.** Affiant Subscribed and sworn to before me, this the 27th day of September, 2013. Notary Public My commission expires: 6-27-17 (AFFIX SEAL)

DONNA M. MEADOWS STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Gloria J. Hausser	New Owner	**Map 142 05 0 A Parcel 049.00**
222 Plantation Court		
Nashville, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Elise H. Brown and Leanne Brown, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Gloria J. Hausser

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:

Being a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. H-1, together with the carport designated as H-1-C of the River Plantation Condominium Apartments, Section Two, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed for River Plantation (Section Two) Condominiums, of record in Book 4661, Page 334, and as amended in Book 4691, Page 906, and amended and restated in Instrument No. 20120828-0077603, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 4661, Page 353, amended in Book 4691, Page 906, amended in Book 6354, Page 676, this amendment having been corrected in Book 6436, Page 389 and further amended and restated in Instrument No. 20120828-0077595, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of River Plantation Condominium Apartments, of record in Book 4460, Pages 136 and 137, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Elise H. Brown and Leanne Brown, both unmarried, by Deed from Susan Smith, unmarried, of record in Book 9826, Page 101, Register's Office for Davidson County, Tennessee and further by Quitclaim Deed of record in Instrument No. 20090227-0017350, said Register's Office.

This instrument is being executed on behalf of Elisa H. Brown, pursuant to a Durable General Power of Attorney executed by same on the 4th day of January, 2010, of record in Instrument No. 20100112-0002893, Register's Office for Davidson County, Tennessee.

THE conveyance of the above described parcel of land is subject to the following:

1) The Plan of record in Book 4460, Pages 136 and 137, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein.

2) Master Deed of River Plantation (Section Two) Condominiums, of record in Book 4661, Page 334, amended in Book 4691, Page 906 and amended and restated in Instrument No. 20120828-0077603, Register's Office of Davidson County, Tennessee.

3) By-Laws of River Plantation (Section Two) of record in Book 4661, Page 353, amended in Book 4691, Page 906, amended in Book 6354, Page 676, this amendment having been corrected in Book 6436, Page 389, and further amended and restated in Instrument No. 20120828-0077595, said Register's Office.

4) Charter of River Plantation (Section Two) Inc., of record in Instrument No. 20100408-0026710 and amended in Instrument No. 20110831-0067570, said Register's Office.

5) Easement conveyed Comcast of recoted in Instrument No. 20130517-0050159, said Register's Office.

6) Easements and Right of Ways conveyed USA for transmission lines of record in Book 2274, Page 547, Book 2277, Page 619 and Book 3028, Page 605, said Register's Office.

This is improved (__X__) Unimproved (____) property, known as **222 Plantation Court, Nashville, TN 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 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.

Witness my/our hand(s) this **27th** day of **September, 2013.**

Leanne Brown

Leanne Brown

Elise H. Brown by John W. Wagster, Atty in Fact

Elise H. Brown by John W. Wagster, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Leanne Brown,** the within named seller, 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 **27th** day of **September, 2013.**

Notary Public

My Commission Expires: 2/13/17

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named **John W. Wagster**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Attorney-in-Fact for **Elise H. Brown**, and that he as such Attorney-in-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said **Elise H. Brown**, for the purpose therein contained, by signing the name of **Elise H. Brown**, by himself as Attorney-in-Fact.

Witness my hand and official seal at Nashville, Tennessee, this **27th** day of **September, 2013**

Notary Public

My Commission expires: 2/13/17

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY