BILL GARRETT, Davidson County
Trans:T20130085543 DEEDWARR
Recvd: 10/03/13 10:44 2 pgs
Fees:13.00 Taxes:989.75
20131003-0103899

Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

KIM FINCHER
STATE OF TENNESSEE NOTARY PUBLIC
LAWRENCE COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater for this transfer is $267,500.00

Affiant

Subscribed and sworn to before me, this 20th day of September 2013.

Notary Public
My commission expires: 6-4-2016

Address of New Owner:	Send Tax Bills to:	Tax Information
Caitlin C. Chavis	Caitlin C. Chavis	180040A08400CO
912 Sherebrooke Cove	912 Sherebrooke Cove	
Nashville TN 37211	Nashville, TN 37211	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Eddie R. Adams a married person hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Caitlin C. Chavis hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 140 on the Plan of Revision One, of Section Three, Highland Creek, of record as Instrument No. 20030716-0099524, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Eddie R. Adams by deed from Mark S. Thomas Jr. and wife, Tonya L. Thomas of record in Instrument No. 20110217-0013660, Register's Office for Davidson County, Tennessee.

Linda Parson Adams joins in this conveyance to convey any marital interest that she may have.

This conveyance is made subject to the following: 1) 2014 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Revision One, of Section Three, Highland Creek of record in Instrument No. 20030716-0099524, Register's Office for Davidson County, Tennessee 3) Restrictions of record in Book 11568, page 311, and amended in Instrument No. 20000413-0037474, Register's Office for Davidson County, Tennessee 4) Bylaws for Highland Creek Homeowners Association of record in Book 11568 Page 301

This property is improved property known as 912 Sherebrooke Cove, Nashville, Tennessee 37211

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever

defend the title to said land to said Grantee(s), 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 hand this 20th day of September, 2013.

Eddie R. Adams

Linda Parson Adams by Eddie R. Adams Attorney in Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eddie R. Adams, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 20th day of September, 2013.

Notary Public

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

My Commission expires: 2/23/15

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 20th day of September, 2013 before me personally appeared Eddie R. Adams to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Linda Parson Adams acknowledged that such person executed the same as the free act and deed of Linda Parson Adams.

Notary Public

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

My Commission expires 2/23/15

FILE NO: 07887