THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 31425-09-2013** File Bo x9-B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $442,000.00. Affiant Subscribed and sworn to before me this 28th day of October, 2013. Notary Public My Commission Expires: My Commission Expires MAY 3, 2016

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner: Craig K. Smith 110 31st Avenue North #208 Nashville, TN 37203	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 104 024 C 01400 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Joseph w. Plowman and Page L. Plowman, Trustees of the Plowman Family 2008 Revocable Trust (Schedule C) under Agreement dated July 15, 2008**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Craig K. Smith** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 110 31st Avenue North, #208, Nashville, TN 37203

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 28th day of October, 2013.

Joseph W. Plowman, Trustee

Page L. Plowman, Trustee

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Joseph W. Plowman and Page L. Plowman,*** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

*Trustees, pk

Witness my hand, at office, this 28th day of October, 2013.

Notary Public

My Commission Expires:

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 3, 2016

BILL GARRETT, Davidson County
Trans:T20130093220 DEEDWARR
Recvd: 10/31/13 10:34 2 pgs
Fees:13.00 Taxes:1635.40

20131031-0113040

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 208, together with the appurtenant interest in the common elements of The West End, a horizontal property regime established by Master Deed of record in Instrument No. 20080401-0032619, Register's Office for Davidson County, Tennessee, as amended by First Amendment to Master Deed establishing The West End of record as Instrument No. 20080408-0035628, as further amended by Second Amendment to Master Deed establishing The West End as Instrument No. 20090512-0043586, and as further amended by Amendment to Second Amendment to Master Deed establishing The West End as Instrument No. 20090921-0087974, said Register's Office, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking Space Number 81 and Storage Space Number P1-12, which are assigned as Limited Common Elements appurtenant to the above-described Unit, as set forth and defined in the Master Deed.

Being part of the same property conveyed to Joe Plowman by deed dated January 14, 2010, from West End Partners, LLC, a Tennessee limited liability company, of record in Instrument No. 20100115-0004032 and corrected in Instrument No. 20100604-0043542, Register's Office for Davidson County, Tennessee. Joe Plowman conveyed his interest in subject property to Joseph W. Plowman and Page L. Plowman, Trustees of the Plowman Family 2008 Revocable Trust (Schedule C) under Agreement dated July 15, 2008, by quitclaim deed dated March 30, 2012, of record in Instrument No. 20120423-0034453, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2014, a lien, but not yet due and payable. Map and Parcel No. 104 024 C 01400 CO.
2. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for The West End, a condominium, of record in Instrument No. 20080401-0032619, as amended in Instrument No. 20080408-0035628, Instrument No. 20090512-0043586, and Instrument No. 20090921-0087974, Register's Office for Davidson County, Tennessee.
3. Terms and limitations imposed by Tennessee Horizontal Property Act, T.C.A. § 66-27-101, et seq.
4. All matters appearing on the Plan of record as Book 57, page 46, Register's Office for Davidson County, Tennessee.
5. Agreement for Dedication of Easements for Storm Drainage of record in Instrument No. 20051013-0123589, Register's Office for Davidson County, Tennessee.
6. Storm water detention agreement of record in Instrument No. 20051013-0123588, Register's Office for Davidson County, Tennessee.