(1)

Return: **WARRANTY DEED**
Security Title & Escrow Company, LLC
1517 Hatcher Lane, Ste.A
Columbia, TN 38401

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $329,000.00

Affiant

Subscribed and sworn to before me, this 1st DAY OF November, 2013.

Notary Public

MY COMMISSION EXPIRES: 3/18/14
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE KIM SWANNER MAURY COUNTY My Commission Expires March 18, 2014

R-FSBO-13-1400-321

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Angela R. Stanley	Guaranty Trust (NAME)	
1400 Rosa L. Parks Blvd #321	316 Robert Rose Dr.	
(ADDRESS) Nashville, TN 37208	(ADDRESS) Murfreesboro, TN 37129	81-12-B-321.00 CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we JARRED F. BOBO, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ANGELA R. STANLEY, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 321, TOGETHER WITH THE ALLOCATED PARKING SPACE, ON THE PLAN OF THE LOFTS AT WERTHAN MILLS CONDOMINIUMS, A HORIZONTAL PROPERTY REGIME ESTABLISHED BY THE MASTER DEED OF RECORD IN INSTRUMENT NO. 20031023-0157113, AMENDED IN INSTRUMENT NO. 20040521-0059936, INSTRUMENT NO. 20040712-0082926, INSTRUMENT NO. 20050202-0012489, INSTRUMENT NO. 20051230-0156950 AND INSTRUMENT NO. 20060901-0108138, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JARRED F. BOBO BY SPECIAL/LIMITED WARRANTY DEED FROM FEDERAL HOME LOAN MORTGAGE CORPORATION, RECORDED ON THE 6TH DAY OF OCTOBER, 2011 IN INSTRUMENT NO. 20111006-0077586, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) CURRENT PROPERTY TAXES AND SUBSEQUENT YEARS, WHICH ARE ASSUMED BY THE GRANTEE(S) HEREIN; B) INSTRUMENTS OF RECORD IN BOOK 9183, PAGE 130 AND BOOK 11625, PAGE 280; INSTRUMENT NO. 20031023-0157113 , AS AMENDED BY INSTRUMENT(S) OF RECORD IN INSTRUMENT NOS. 20040521-0059936, 20040712-0082926, 20050202-0012489, 20051230-0156950 AND 20060901-0108138; INSTRUMENT NO. 20031027-0157822; BOOK 175, PAGE 137, BOOK 1291, PAGE 593 AND BOOK 4718, PAGE 619 AND INSTRUMENT NOS. 20031023-0157114 AND 20050202-0012491; INSTRUMENT NO. 20090526-0048094; INSTRUMENT NO. 20090526-0048069, AMENDED AT INSTRUMENT NO. 20130222-0018099, SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 1400 Rosa L. Parks Blvd #321, Nashville, Tennessee 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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; and we do covenant with the said GRANTEE(S) 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 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.

BILL GARRETT, Davidson County
Trans:T20130094362 DEEDWARR
Recvd: 11/05/13 08:58 2 pgs
Fees:13.00 Taxes:1217.30
20131105-0114582

Witness my/our hand(s) this 1st day of November, 2013.

Jarred F. Bobo

STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and official seal, this the 1st day of November, 2013.

Notary Public

My Commission Expires:

(SEAL)

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903

See front