WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $208,500.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 22nd day of October, 2013 Notary Public MY COMMISSION EXPIRES: 12-10-16 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20130094873 DEEDWARR
Recvd: 11/06/13 11:29 2 pgs
Fees:13.00 Taxes:771.45
20131106-0115169

LAURIE M. HARRIS NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Concetta Mastroianni	CUCORP, Inc	171-03-0B-205.00-CO
(NAME)	(NAME)	
601 Old Hickory Blvd Unit 11	1400 8th Avenue South	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Nashville, TN, 37203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **William T. Hemphill Jr, unmarried**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Concetta Mastroianni, unmarried**, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being all of Lot No. 11, on A Horizontal Property Regime (Privare Element), Phase Two, Section Six, Townhomes of Fredericksburg, R20 Residential P.U.D., as shown by plat appearing of record in Plat Book 9700, pages 953-954, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to William T. Hemphill, Jr., unmarried by deed from Kimberly A. Falls, unmarried dated July 15, 2004 and filed of record on July 16, 2004 in Instrument No. 20040716-0085086, said Register's Office.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved X property, known as 601 Old Hickory Blvd Unit 11, Brentwood, TN 37027

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; and we do covenant with the said Grantees that we 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; 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 our hands this **22nd** day of **October, 2013**

William T. Hemphill Jr

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, **William T. Hemphill Jr**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **22nd** day of **October, 2013**

Notary Public

LAURIE M. HARRIS
NOTARY PUBLIC
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

My commission expires: 12-10-16

Return to:
Foundation Title and Escrow, LLC.
2672 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122