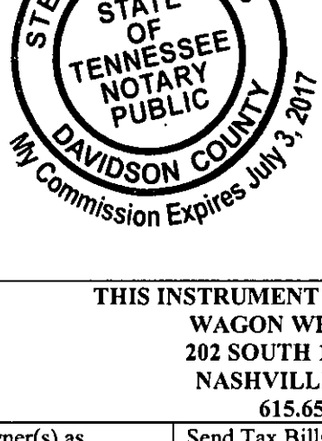
BILL GARRETT, Davidson County
Trans:T20130105507 DEEDWARR
Recvd: 12/18/13 14:06 2 pgs
Fees:13.00 Taxes:786.25
20131218-0127980

Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $212,500.00.

Affiant

Subscribed and sworn to before me this the 16th day of December, 2013.

Notary Public

My commission expires: 7-3-17

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Chelsea Burch	Branch Banking & Trust Co.	
3000 Hillsboro Pike, #37	301 College Street	117-03-0A-037.00
Nashville, TN 37215	Greenville, SC 29601	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **PAMELA CUNNINGHAM HAWKINS, EXECUTOR OF THE ESTATE OF LEON W. CUNNINGHAM**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHELSEA BURCH, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR 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 Unit No. 37 in a Horizontal Property Regime which is located on the Plan of Versailles Condominium of record in Plat Book 5050, Page 80, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Leon W. Cunningham and wife, Jean S. Cunningham by Deed from S.S. Wang of record in Book 6171, page 255, Register's Office for Davidson County, Tennessee, dated November 3, 1983 recorded on November 12, 1983. The Jean S. Cunningham having predeceased Leon W. Cunningham. The said Leon W. Cunningham having since died leaving a Last Will and Testament, filed in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 13P1049.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 3000 Hillsboro Pike, #37, Nashville, TN 37215.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 16th day of December, 2013.

Estate of Leon W. Cunningham

Pamela Cunningham Hawkins, Executor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Pamela Cunningham Hawkins, Executor of the Estate of Leon W. Cunningham, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 16th day of December, 2013.

Notary Public

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2017