BILL GARRETT, Davidson County
Trans:T20140006566 DEEDWARR
Recvd: 01/29/14 09:29 2 pgs
Fees:13.00 Taxes:177.60
20140129-0007937

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 48,000.00

Affiant

Subscribed and sworn to before me, this 24th day of January, 2014.

Notary Public

My commission expires: 7-24-17

DAVID R. A. ROETGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4711 TROUSDALE DRIVE, STE 120
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
J. LUCILLE DORRIS	**NEW OWNER**	**142030A38700CO**
387 DEER LAKE DRIVE	**SAME**	
NASHVILLE, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

BENNIE CROWE, MARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

J. LUCILLE DORRIS, UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Situated in Davidson County, Tennessee, being Unit No. 387 in Deer Lake Retirement Community, a horizontal property regime, as shown on the Plat of Deer Lake Retirement Community recorded in Book 5050, pages 28 and 29, and as amended in Book 5050, pages 62 and 63, and in Book 5589, page 949, Register's Office for Davidson County, Tennessee, and described in a master deed recorded in Book 5097, pages 529 through 539, and in by Laws of Deer Lake Retirement Association, Inc. of record in Book 7556, page 354, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartment owners and tenants of Deer Lake Retirement Community contained in the aforesaid Master Deed and By Laws are incorporated in this deed by reference and made a pan hereof the same as though copied herein verbatim.

BEING THE SAME PROPERTY CONVEYED TO BENNIE CROWE BY WARRANTY DEED FROM WALLACE RAY WEBB SR., AND WALLACE RAY WEBB, JR DATED 11/30/05 AND RECORDED ON 12/02/05 IN INSTRUMENT NO. 20051202-0144838, SAID REGSITER'S OFFICE FOR SAID COUNTY. STEPHANIE CROWE HEREBY SIGNS TO CONVEY ANY INTEREST SHE MAY HAVE, MARITAL OR OTHERWISE.

J. LUCILLE DORRIS HEREBY HOLDS A LIFE ESTATE IN SUBJECT PROPERTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (____) property known as 387 DEER LAKE DRIVE, NASHVILLE, TN 37221.

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, have a good right to convey it and the same in 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 my/our hand(s) this 24th day of January, 2014.

Bennie Crowe
BENNIE CROWE

Stephanie Crowe
STEPHANIE CROWE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, BENNIE CROWE AND STEPHANIE CROWE , the within named Grantor(s), 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, at office, this 24th day of January, 2014.

Notary Public

My Commission Expires: 7-24-17

