WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140011030 DEEDWARR
Recvd: 02/18/14 09:09 2 pgs
Fees:13.00 Taxes:752.95

20140218-0013407

R-VRE-14-817

STATE OF Tennessee
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $203,500.00.

Amanda Harris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF February, 2014.

Dana Delworth
Notary Public

MY COMMISSION EXPIRES: 10/18/16

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212
Phone: 615-383-2903

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
William Stinson	FNM Bank	
(NAME)	(NAME)	
820 Roseview Drive	50 Franklin Street	**82-13-E-211.00 CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Clarksville, TN 37040	
(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(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **CHRISTOPHER S. ANDERSON, MARRIED,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **WILLIAM STINSON, A SINGLE MAN,** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** County, TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 211, WITH ALL RIGHTS AND APPURTENANCES THERETO BELONGING AS SET OUT IN THE MASTER DEED OF DISTRICT LOFTS, A CONDOMINIUM DEVELOPMENT OF RECORD AS INSTRUMENT NO. 20080104-0001256, AND AMENDED BY SURVEYORS CERTIFICATE OF CORRECTION OF RECORD IN INSTRUMENT NO., 20080111-0003637, AND AMENDED BY INSTRUMENT NO., 20080609-0059308, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.
UNIT NO., 211 IS ASSIGNED PARKING SPACE 37 AS SHOWN ON THE PLAN OF THE PARKING SPACE ASSIGNMENT AS OF RECORD IN INSTRUMENT 20080609-0059308, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO CHRISTOPHER S. ANDERSON BY WARRANTY DEED, CONSIDERATION OF $208,400.00 DATED JULY 25, 2008 FROM THIRD & HARRISON, LLC, RECORDED ON THE 15TH DAY OF AUGUST, 2008 IN INSTRUMENT NO. 20080815-0084142, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2014 PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE (S) HEREIN; B) INSTRUMENTS OF RECORD IN PLAT BOOK 51, PAGE 8 AND IN INSTRUMENT NUMBERS 20080104-0001256, 20061122-0144802, 20050825-0101610, 20050825-0101609, AND 20061122-0144834, SAID REGISTER'S OFFICE; C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

This is ( ) **unimproved** (X) **improved** property known as **817 3rd Avenue North, Unit 211, Nashville, Tennessee 37201.**

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.

Witness my/our hand(s) this 13th day of February, 2014.

Christopher S. Anderson

Kyla C. Anderson

STATE OF Tennessee
COUNTY OF Davidson

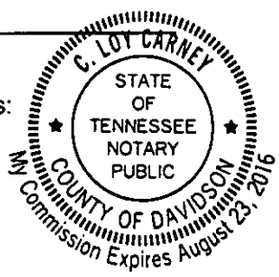
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christopher S. Anderson and Kyla C. Anderson, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they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

Witness my hand and official seal, this the 13th day of February, 2014.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212