BILL GARRETT, Davidson County
Trans:T20140014860 DEEDWARR
Recvd: 03/04/14 15:11 2 pgs
Fees:13.00 Taxes:332.63
20140304-0018249

J. CARLA IKARD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAR. 3, 2015 (Notary Stamp)	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is $89,900.00 Michelle Locke Affiant Subscribed and sworn to before me, this 13th day of February, 2014 Notary Public My commission expires: 3-3-2015

THIS INSTRUMENT PREPARED BY
Solomon Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Joseph B. Salamon and Maria Cristina Salamon	**New Owner**	**142-06-0A-121.00-CO**
810 Bellevue Road #121	**136 Woodcreek Drive East**	
Nashville, TN 37211	**Safety Habor, FL 34695**	

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,

Michael L. Black, married

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

Joseph B. Salamon and wife, Maria Cristina Salamon

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:

Certain Real Estate in Davidson County, Tennessee, as follows:

Building No. 6, Unit No. 121, and Garage No(s). 2, on the plan of "Peppertree", Creekside Meadows Condominiums of record in Book 4675, Pages 128 through 130, Register's Office for Davidson County, Tennessee ("RODC") together with all fixtures, appliances, wall coverings, carpets or other improvements therein and the undivided interest in the common elements appurtenant thereto, all being more particularly described in the Master Deed and By-Laws of record in Book 4834, Pages 257 through 312, as amended in Book 4984, Page 174, Book 5045, Page 800, Book 5086, Page 80 and Book 5259, Page 5, in the Register's Office for Davidson County, Tennessee. Being the same property conveyed to Michael L. Black, an unmarried man by Warranty Deed from Charles Jason Jones, an unmarried man of record at Instrument No. 20061220-0156895, Register's Office for Davidson County, Tennessee, dated December 11, 2006 and recorded on December 20, 2006.
Amanda Sue Black hereby joins in to convey any and all martial interest she may have in this property.

810 Bellevue Road #121, Nashville TN 37211

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantee. Subsequent taxes are assumed by the Grantees; including Rollback taxes, if any.
This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
Subject to all matters shown on the Plan of record in Plat Book 4675, Page 128 through 130, inclusive, Register's Office for Davidson County, Tennessee.
Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 4834, Page 257, as amended in Book 5086, page 80, Book 6874, page 354 and Book 7610,

page 973, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

Terms and provisions of By-Laws of Creekside Meadows Association of record in Book 5259, Page 5 amended in Book 6237, page 644, in the Register's Office for Davidson County, Tennessee.

Terms and Provisions of the Articles of Incorporation of Creekside Meadows Association, Inc. of record in Book 4836, Page 610, in the Register's Office for Davidson County, Tennessee.

Easement for Sanitary Sewers and/or Storm Drainage of record in Instrument Number 20040603-0065549, in the Register's Office for DavidsonCounty, Tennessee.

Any deficiency in the description of the parking unit, and/or carport, and/or storage unit referred to in Schedule A, the failure of said description to adequately identify the location of said parking unit, and/or carport, and/or storage unit, or any claim thereof.

Subject to rights of others in and to the common areas and/or elements.

This is improved (X) unimproved (____) property known as 810 Bellevue Road #121, Nashville, TN 37211.

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 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 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 13th day of February, 2014.

Michael L. Black

Amanda Sue Black

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Michael L. Black and Amanda Sue Black the within named grantors, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that he/she/they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 13th day of February, 2014.

Notary Public

My Commission Expires: 12/11/16

MICHELLE S GLASS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires December 11, 2016

File #: **5014009**
RECORD & RETURN TO:
SOLOMON PARKS TITLE & ESCROW, LLC
8119 ISABELLA LANE, STE 105
BRENTWOOD, TN 37027