WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140019483 DEEDWARR
Recvd: 03/24/14 13:22 2 pgs
Fees:13.00 Taxes:1561.40
20140324-0023958

E. CAYCE BROOKS
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY

MY COMMISSION EXPIRES
November 8, 2014

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Shelby

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $422,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 21st day of February, 2014

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 30 Burton Hills Blvd, Suite 400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael J Peterson and Anne A Peterson	Michael J. Peterson Anne A. Peterson	130-08-0B-010.00-CO
(NAME) 4403 Charleston Place Circle	(NAME) 4403 Charleston Place Circle	
(ADDRESS) Nashville, TN 37215	(ADDRESS) Nashville TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 acknowledged, I/WE, **Charles E. Redman**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Michael J Peterson and Anne A Peterson, husband and wife**, 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:

Land in Davidson County, Tennessee, being Unit No. 2, Lot 6, as depicted on the Condominium Site Plan of Charleston Place, Lot No. 6, as of record in Book 5800, page 286, Register's Office for Davidson County, Tennessee, the horizontal property regime thereof having been established by Master Deed of record in Book 5965, page 880, amended in Book 6071, page 499, and made applicable to Lot No. 6 by Supplemental Declaration, of record in Book 6157, page 879, said Register's Office, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Joan S. Redman by Quitclaim Deed from Charles E. Redman dated September 6, 1995, of record in Book 9786, page 906, Register's Office for Davidson County, Tennessee. The said Joan S. Redman is deceased. Upon Joan S. Redman passing the property became vested in Charles E. Redman

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 ☐ property, known as 4403 Charleston Place Circle, 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 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 **21st** day of **February, 2014**

X Charles E Redman
Charles E Redman

STATE OF TENNESSEE
COUNTY OF Davidson

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

Witness my hand and official seal, this **21st** day of **February, 2014**

Notary Public

My commission expires: _____

SELINA HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON, TENN.
My Comm. Expires May 5, 2015