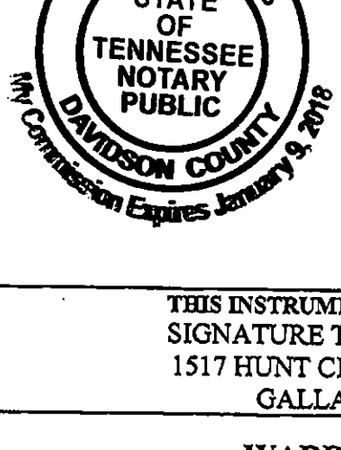
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Trans:T20140026703 DEEDWARR
Recvd: 04/21/14 13:09 2 pgs
Fees:13.00 Taxes:1072.63
20140421-0032918



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 289,900.00

C M. C
Affiant

Subscribed and sworn to before me, this 18th day of April, 2014.

Carmen Coats
Notary Public

My commission expires: _____

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
WILLIAM RABBEN	1st m BANK	P/O 08304011900
2325 CARTER AVENUE	50 FRANKLIN STREET	
NASHVILLE, TN 37206	CLARKSVILLE, TN 37040	

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,

ROBERT N MOORE, JR., UNMARRIED

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

WILLIAM RABBEN, A MARRIED MAN

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:

BEING UNIT "A" OF 2325 CARTER AVENUE TOWNHOMES, A HORIZONTAL PROPERTY REGIME ESTABLISHED IN MASTER DEED OF RECORD IN INSTRUMENT NUMBER 20131010-0106507, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING A PORTION OF THE SAME PROPERTY CONVEYED TO ROBERT N MOORE, JR., UNMARRIED, BY WARRANTY DEED FROM TRUSTEES OF PORTER HEIGHTS BAPTIST CHURCH, DATED 09/05/2013 AND RECORDED ON 09/10/2013 IN INSTRUMENT NUMBER 20130910-0095352, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, IN THE AMOUNT OF $70,000.00.

ALSO BEING A PORTION OF THE SAME PROPERTY CONVEYED TO TRUSTEES OF PORTER HEIGHTS BAPTIST CHURCH, BY INSTALLMENT DEED FROM WILLIAM I. BEATY AND WIFE, DOROTHY D. BEATY, DATED 09/03/1985 AND RECORDED ON 09/03/1985 IN BOOK 6646, PAGE 330, SAID REGISTER'S OFFICE.

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 2325 CARTER AVENUE, NASHVILLE, TN 37206.

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 18th day of April, 2014.

ROBERT N MOORE, JR.,

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

Personally appeared before me, a Notary Public of said County and State, ROBERT N MOORE, JR.,, 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 18th day of April, 2014.

Notary Public

My Commission Expires: 1-5-16

CHERYL M. RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD