RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140038443 DEEDWARR
Recvd: 06/02/14 15:13 2 pgs
Fees:13.00 Taxes:490.25

20140602-0047445

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $132,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th day of May, 2014.

Notary Public

MY COMMISSION EXPIRES: 1-9-18

(AFFIX SEAL)

DEANIE L. GREGORY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
DEANIE L. GREGORY, ATTORNEY AT LAW
GREATER NASHVILLE TITLE AND CLOSING COMPANY
200 MADISON STREET
MADISON, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lindsey Rae Damesworth	**SAME**	149-2F/1.00 CO
(NAME)	(NAME)	
100 Shiaway Court		
(ADDRESS)	(ADDRESS)	
Nashville , TN 37217		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, Alyssa J. York, n/k/a Alyssa J. Napier, unmarried, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lindsey Rae Damesworth, unmarried, HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 1 on the Plan of Raven's Retreat formerly Vale Ridge Townhomes as described in Exhibit "B" and the declaration of covenants, conditions, and restrictions for Raven's Retreat of record as Instrument No. 20120606-0049599, together with all interest appurtenant to said unit as described therein.

Being the same property conveyed to Alyssa J. York, a single woman, n/k/a, Alyssa J. Napier, by Warranty Deed dated September 4, 2012 from J2K Builders, LLC, of record in Instrument No. 20120907-0081292, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING: TAXES FOR THE YEAR 2014 AND SUBSEQUENT YEARS THEREAFTER; SUBJECT TO NOTES, EASEMENTS, SETBACK LINES, AND ALL MATTERS SET FORTH ON THE PLAN OF RAVEN'S RETREAT FORMERLY VALE RIDGE TOWNHOMES AS DESCRIBED IN EXHIBIT "B" OF THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR RAVEN'S RETREAT OF RECORD IN INSTRUMENT NO. 20120606-0049599, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. SUBJECT TO ANY RESTRICTIONS, EASEMENTS, ETC., OF RECORD THAT MAY AFFECT SUBJECT PROPERTY.

unimproved ☐

This is improved ☑ property, known as 100 Shiaway Ct., Nashville, TN 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, her heirs and assigns forever; and we do covenant with the said GRANTEE 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, her 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 hand this 27th day of May, 2014.

Alyssa J. Napier

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 27th day of May, 2014, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Alyssa J. Napier**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:
1-9-18

Deanie L. Gregory
Notary Public,

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Return To:

Greater Nashville Title and Closing Company
200 Madison Street
Madison, TN 37115