Return to:
John T. Cook, P.C.
2927 Berry Hill Drive
Nashville, TN 37204

Box 14
File 26001-8

Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
14-0445

BILL GARRETT, Davidson County
Trans:T20140041043 DEEDWARR
Recvd: 06/11/14 09:45 2 pgs
Fees:13.00 Taxes:586.45
20140611-0050661

ANNA MOSLEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2018

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS

Notary Public
Commission Expires: 5-8-2018

Address of New Owner	Send Tax Bills To:	Map & Parcel
Cynthia Crane 8300 Sawyer Brown Rd. R303 Nashville, TN 37221	Farmington Mortgage, a Div. of Capstar Bank 2002 Richard Jones Rd, Ste 300A Nashville, TN 37215	142-05-0B-098.00 CO

WARRANTY DEED

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,

Prince McDavid and wife, Betty McDavid

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Cynthia Crane, single woman

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 No. R-303, together with the Carport designated No. R-303-C, in River Plantation, Section Three, a Condominium, a Horizontal Property Regime located on Sawyer Brown Road, as shown on the Amended Plat of River Plantation, Section Three, Condominium Apartments, recorded in Book 4675, Pages 102, 103, 104 and 105, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 4784, Page 464, amended in Book 5785, Page 180 and in Book 5840, Page 663, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Three, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto recorded in Book 4784, Page 464, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part thereof the same as though copied herein.

BEING the same property conveyed to Prince McDavid and wife, Betty McDavid, by Warranty Deed from Glenn Junior Long and wife, Radora E. Long, dated 4/20/79 and recorded 4/23/79 in Book 5424, Page 606, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record; including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 8300 Sawyer Brown Rd. R303, Nashville, TN 37221.

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 so 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 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

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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 9 day of June, 2014.

Prince McDavid by Betty McDavid Attorney in Fact
Prince McDavid
By: Betty McDavid, Attorney in Fact

Betty McDavid
Betty McDavid

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Betty McDavid** 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 at Brentwood, Tennessee this 9 day of June, 2014.

Notary Public
My Commission Expires:

CHRIS MULE'
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires: 01-18-2016

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 9 day of June, 2014, before me personally appeared Betty McDavid to me known to be the person who executed the foregoing instrument on behalf of Prince McDavid, as Attorney in Fact, and who acknowledged that she executed the same as their free act and deed of said Prince McDavid.

Witness my hand and official seal at Brentwood, Tennessee, this 9 day of June, 2014.

Notary Public

Commission Expires:

CHRIS MULE'
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires: 01-18-2016