WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20140043533 DEEDWARR
Recvd: 06/19/14 13:03 2 pgs
Fees: 13.00 Taxes: 111.00

20140619-0053649

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS **13th** day of **June, 2014**

Notary Public

MY COMMISSION EXPIRES 3-25-18

(AFFIX SEAL) NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tracy Givens		133-11-0A-094.00-CO
(NAME) 6046 DEVON DR	(NAME) New Owner	
(ADDRESS) Nashville TN 37220	(ADDRESS)	
(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, **Danna Sandlin, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Tracy Givens,** hereinafter called the Grantee, his 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. N-14 on the Plan of Canterbury Hall Condominiums, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5440, page 255, as amended in Book 5441, page 819, said Register's Office, Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set for in said Master Deed. Reference is hereby made to the plat of Canterbury Hall Condominiums as of record in book 5200, page 159, said Register's Office for a more complete identification and description of said Unit.

BEING the same property conveyed to Rachel Hatchett, unmarried by Warranty Deed dated February 26, 2010 from Stephanie Micheels, unmarried and filed of record in Instrument No. 20100305-0016995, said Register's Office for Davidson County, Tennessee. ALSO being the same property conveyed to Danna Sandlin, married by Warranty Deed dated March 7, 2013 from Rachel Hatchett, unmarried and filed of record in Instrument No. 20130315-0026102, Register's Office for Davidson County, Tennessee. FURTHER being the same property conveyed to Danna Sandlin by Quitclaim Deed dated May 6, 2013 from Ernest C. Sandlin and filed of record in Instrument No. 20130506-0047096, Register's Office for Davidson County, Tennessee.

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 X property, known as 500 Paragon Mills Road N14, 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, 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 **13th** day of **June, 2014**

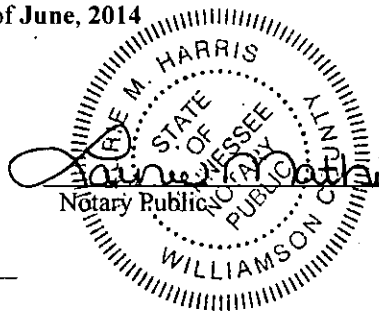
Danna E Sandlin

Danna Sandlin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, **Danna Sandlin**, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **13th** day of **June, 2014**



Notary Public

My commission expires: 3-25-18

Return To:
Foundation Title & Escrow, LLC
2742 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122