WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140051957 DEEDWARR
Recvd: 07/18/14 11:17 2 pgs
Fees:13.00 Taxes:806.60
20140718-0063927

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $218,000.00

Brian Mitchell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 30th day of June, 2014.

Dana Delwo
Notary Public

MY COMMISSION EXPIRES: 10/10/16
(AFFIX SEAL)

DANA DELWO STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title, 30 Burton Hills Blvd. #400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Clark Buckner and Hope Cooper	Churchill Mortgage Corporation	082130E21200CO
(NAME)	(NAME)	
817 3rd Ave. North unit 212	761 Old Hickory Blvd. #400	
(ADDRESS)	(ADDRESS)	
Nashville 37201	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Two Hundred Eighteen Thousand And No/100 Dollars ($218,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Brian Grant and Lucretia Grant**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Clark Buckner and Hope Cooper**, 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:

M. A.

Land in Davidson County, Tennessee, Being Unit No. 212, with all rights and appurtenances thereto belonging as set out in the Master Deed of District Lofts, a Condominium Development of record as Instrument No. 20080104-0001256, and amended by surveyors certificate of correction of record in Instrument No. 20080111-0003637, and amended by Instrument No. 20080609-0059308, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Unit No. 212 is assigned parking space 38 as shown on the plan of the parking space assignment as of record in Instrument No. 20080609-0059308, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Brian Grant by deed from James T. McLean, Sr. and James T. McLean, Jr. and Kerry McLean, dated September 17, 2010, of record in Instrument No. 20101007-0080369, in the 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.

Also conveyed herewith is Storage Unit No. 3H, with all rights and appurtenances thereto belonging as set out in the Master Deed of District Lofts, a Condominium Development of record as Instrument No. 20080104-0001256, and amended by surveyors certificate of correction of record in Instrument No. 20080111-0003637, and amended by Instrument No. 20080609-0059308, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 817 3rd Ave. North unit 212, Nashville, TN 37201

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 30th day of June, 2014.

x _____
Brian Grant

x _____
Lucretia Grant

STATE OF Tennessee

OF Davidson

I, undersigned , a Notary Public for the of Nashville(Davidson County) and State of Tennessee, do hereby certify that Brian Grant and Lucretia Grant personally appeared before me this day and who swore or affirmed to me that the contents of the document are truthful and accurate to the best of (his) (her) knowledge and belief.

Witness my hand and official seal, this the 30th of June, 2014.

_____
Notary Public

My Commission Expires:

(SEAL)

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