WARRANTY DEED

TRICIA BALL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $129,900.00.

Affiant

Subscribed and sworn to before me this 11th day of July, 2014

Notary Public
My Commission expires: 11/12/17
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Kristen A. Caron	new owner	09504011400
219 Ridgeway Drive		
Nashville, TN 37214		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **David R. White**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Kristin A. Caron, unmarried**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 86 on the Map of Eva-Mor Heights, as of record in Book 1424, Page 149, Register's Office for said County, to which plan reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to David R. White from James C. Green Jr. and wife, Wilma Darlene Green by Deed on August 31, 1999, of record in Book 11646, Page 279, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2014 in the estimated amount of $1,329.95 for County and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 09504011400, which are not due until 10/1/2014.
- Subject to all matters as shown on the Plan of record in Plat Book 1424, Page 149, Register's Office for Davidson County, Tennessee.

This is improved property known as: 219 Ridgeway Drive, Nashville, TN 37214

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 July 11, 2014.

David R. White
David R. White

BY: Judy W. Samuels
Judy W. Samuels, Attorney-in-fact

BILL GARRETT, Davidson County
Trans:T20140052440 DEEDWARR
Recvd: 07/21/14 13:49 2 pgs
Fees:13.00 Taxes:480.63

20140721-0064522

STATE OF ~~TENNESSEE~~ FLORIDA
COUNTY OF Volusia

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared **Judy W. Samuels,** with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for **David R. White,** the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name **David R. White,** the bargainor(s), by the said **Judy W. Samuels,** as Attorney-in-Fact.

WITNESS my hand and seal, this 11 day of July, 2014.

Susan Joan Lawson My Commission Expires: June 5, 2016
NOTARY PUBLIC

SUSAN JOAN LAWSON
MY COMMISSION # EE 204864
EXPIRES: June 5, 2016
Bonded Thru Budget Notary Services