Davidson County DEEDWARR
Recvd: 09/16/14 08:02 4 pgs
Fees:23.00 Taxes:2118.25
20140916-0084509

THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 31948**	STATE OF TENNESSEE, COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $572,500.00. Affiant Subscribed and sworn to before me this 15th day of September, 2014. Notary Public for the State of Tennessee My commission expires

GERALD G. PATTERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

ELIZABETH J. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

TRUSTEE'S DEED

Address New Owner: William B. Hawkins, III and Brooke P. Hawkins 4007 Aberdeen Road Nashville, TN 37205	**Send Tax Bills To:** CedarStone Bank 900 W. Main Street Lebanon, TN 37087	**Tax Information:** Map and Parcel No.: 103 120 10800

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Cumberland Trust and Investment Company Trustee – William L. Haralson, Revocable Trust,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **William B. Hawkins, III and wife, Brooke P. Hawkins**, ("Grantees"), their heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4007 Aberdeen Road, Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, their heirs and assigns, forever.

And Grantor covenants with Grantees that Grantor is lawfully seized and possessed of said real estate in fee simple and has a good right to convey it. This conveyance and all covenants and warranties made herein are expressly subject to those matters set forth on Exhibit "A". Grantor further covenants and binds itself, its successors, heirs and assigns, to warrant and forever defend the title to said real estate against the lawful claims of all persons whomsoever, claiming by, through or under Grantor, but no further or otherwise; provided, however, that all covenants and warranties herein of Grantor are made in as full and ample a manner as it can and should do as such Trustee but no further or otherwise, meaning that the extent of its liability is limited by the amount of the corpus of the trust of which it is the fiduciary and which is conveying the foregoing property.

Cumberland Trust and Investment Company executes this instrument solely in its fiduciary capacity and not individually, and in the course of the administration of a trust, and the representations and warranties herein made by it are limited to those representations and warranties it can and should make in its fiduciary capacity and not further or otherwise.

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

IN WITNESS WHEREOF, Grantor has executed this instrument, the corporate party by its duly authorized officer, on the 12 day of September, 2014.

Cumberland Trust and Investment Company,
Trustee – William L. Haralson, Revocable Trust

By: Dayton F. Hale III

Dayton F. Hale, III,
Trust Officer for Special Assets

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared Dayton F. Hale, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Trust Officer for Special Assets of Cumberland Trust and Investment Company, Trustee, the within named bargainor, and that he, as such Trust Officer for Special Assets, executed the foregoing instrument for the purposes therein contained, by signing the name of Cumberland Trust and Investment Company, Trustee, by himself as such Trust Officer for Special Assets.

Witness my hand in Nashville, Tennessee, this 12 day of September, 2014.

Rebekah H. Williams

Notary Public for the State of Tennessee

My commission expires 3/16/2016

REBEKAH H. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires March 16, 2016

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 18 on Block G on the Plan of Cherokee Park, Second Section, of record in Plat Book 547, pages 175 and 176, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Cumberland Trust and Investment Company Trustee - William L. Haralson, Revocable Trust, by quitclaim deed dated October 22, 2007, from SunTrust Bank, Nashville, N.A. (successor to Third National Bank in Nashville), Trustee under Agreement dated March 11, 1991, with Wiliam L. Haralson, of record in Instrument No. 20071022-0125085, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2014, a lien, but not yet due and payable, which have been prorated between the parties and assumed by the Grantees.
2. All matters appearing on the Plan of record as Book 547, pages 175 and 176, Register's Office for Davidson County, Tennessee.

True Copy Certification

I, Elizabeth J. Smith, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Elizabeth J. Smith

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Elizabeth J. Smith, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My commission expires

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 6, 2017