File 26454-8

Box 14

WARRANTY DEED

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $430,000.00

Affiant

Subscribed and sworn to before me, this the 19th day of September, 2014.

Notary Public

My commission expires: 5-8-18

(AFFIX SEAL)

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

BILL GARRETT, Davidson County
Trans:T20140070601 DEEDWARR
Recvd: 09/22/14 09:43 2 pgs
Fees:13.00 Taxes:1591.00
20140922-0086538

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Earline Faulkner Raines, Trustee of Earline Faulkner Raines Revocable Trust	New Owner	Map 116 03 0M Parcel 319.00co
4120 Ridgefield Dr. #319		
Nashville, TN 37205		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

William Lane, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Earline Faulkner Raines, Trustee of the Earline Faulkner Raines Revocable Trust U/A/D June 8, 2008, First Restatement U/A/D October 13, 2008

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 a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 319 as specified on the Plat shown in the Master Deed, on the Plan of Belle Meade Court Condominium, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for Belle Meade Court Condominiums, of record under Instrument No. 20081223-0122172, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of Belle Meade Court Condominium, for placement of Units, as shown on Exhibit "D" to the Master Deed of record under Instrument No. 20081223-0122172, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to William Lane, by Deed from AG/KRE Belle Meade L.L.C., a Delaware limited liability company, formerly known as A&M Capre Investors BP 1- Belle Meade Condos, LLC, a Delaware limited liability company, of record in Instrument No. 20120503-0037958, Register's Office for Davidson County, Tennessee.

Conveyance of the above described property is subject to the following:

1)The Plan of record as set out on Exhibit "D" to the Master Deed as shown in Instrument No. 200081223-0122172 , said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. 2)The Premises herein insured is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed and By-Laws establishing a Horizontal Property Regime of Belle Meade Court Condominiums of record in Instrument No. 200812223-0122172 and Amendment to the Bylaws of record in Instrument No. 20101207-0097450, Register's Office for Davidson County, Tennessee. 3)Charter of Belle Meade Court Condominium Association, Inc. of record in Instrument No. 20081217-0120665, Register's Office for Davidson County, Tennessee. 4)Stormwater Detention Agreement of record in Instrument No. 20070208-0016683, Register's Office for Davidson County, Tennessee. 5)Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage, Water Mains, Pumps and Appurtenances of record as Instrument No. 20070306-0027614, Register's Office for Davidson County, Tennessee. 6)Declaration of Right of Way Easement Agreement with Covenants and Restrictions of record as Instrument No. 20070404-0040334, Register's Office for Davidson County, Tennessee. 7)Unified Plat of Subdivision and Consolidation of Belle Meade Theater of record in Instrument No. 20061114-0140984, said Register's Office. 8)Subject to Plats of record in Plat Book 421, Pages 100 and 155, said Register's Office.

This is improved (__X__) Unimproved (____) property, known as **4120 Ridgefield Dr. #319, Nashville, TN 37205**

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 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 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 my/our hand(s) this **19th** day of **September, 2014.**

William Lane

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **William Lane,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **19th** day of **September, 2014.**

Notary Public

My Commission Expires: 7-3-17

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017