WARRANTY DEED

B-ER-14-404

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $95,600.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF SEPTEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: 3/6/18 (AFFIX SEAL)

LAURA MITCHELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Camryn Keely Thompson and Brenda W. Thompson	**F&M Bank**	
(NAME)	(NAME)	
404 Laurel Hill Dr	**P.O. Box 451**	**064-13-0B-062.00-CO**
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	**Clarksville, TN 37041-0451**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **ANDREA CARROLL, MARRIED AND DONNA STILTS, MARRIED,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **CAMRYN KEELY THOMPSON, AN UNMARRIED WOMAN, AND BRENDA W. THOMPSON , AN UNMARRIED WOMAN, AS TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP,** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being a certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 404, in a Horizontal Property Regime as shown on the Condominium site plan of Laurel Hill Courtyard Homes, as of record in Plat Book 6900, Page 573, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Andrea Carroll and Donna Stilts and Bill J. Bass retaining a Life Estate by deed from Bill J. Bass of record in Instrument No. 20041216-0149829 Register's Office for Davidson County, Tennessee, dated November 26, 2004 and recorded on December 16, 2004. The said Bill J. Bass AKA Billy Joe Bass having since passed on July 2, 2014.

The above-described property has never been the primary or marital residence of either grantor herein.

This conveyance is subject to:
- Taxes for the year 2014 a lien, not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 6900, Page 573, Register's Office for Davidson County, Tennessee.
- Instruments of record in Book 7466, Page 438, as amended in Book 7717, Page 82 and as restated in Book 8199, Page 779, Register's Office for Davidson County, Tennessee.
- Charter of Laurel Hill Courtyard Homeowner's Association, Inc. of record in Book 7872, Page 388, as amended in Book 8209, Page 228, in the Register's Office for Davidson County, Tennessee.
- Storm Water Detention Agreement of record in Book 6566, Page 208, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **404 Laurel Hill Dr , Old Hickory, Tennessee 37138**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20140073306 DEEDWARR
Recvd: 09/30/14 10:51 2 pgs
Fees:13.00 Taxes:353.72
20140930-0089931

Witness my/our hand(s) this the 25th DAY OF SEPTEMBER, 2014.

Andrea Carroll

Andrea Carroll

Donna Stilts

Donna Stilts

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANDREA CARROLL, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 25th of September, 2014.

Notary Public
My Commission Expires: 3/6/18
(SEAL)

LAURA MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DONNA STILTS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 25th of September, 2014.

Notary Public
My Commission Expires: 3/6/18
(SEAL)

LAURA MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212