This Instrument Prepared By:
Legacy Law Group, PC
216 Centerview Drive
Suite 317
Brentwood, Tennessee 37027

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

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BILL GARRETT, Davidson County
Trans:T20140073446 DEEDWARR
Recvd: 09/30/14 13:35 3 pgs
Fees:17.00 Taxes:0.00
20140930-0090135

New Owner:	**Send Tax Bill:**	**Map/Parcel**
Dowe P. Carter, Trustee Dowe P. Carter Revocable Living Trust dated September 5, 2014 109 Windsor Terrace Dr. Nashville, TN 37221	SAME	Map No. 092-15-0A Parcel No. 203.00-CO

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][3][F]).

AFFIANT

MATTHEW D. FAULK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 05-03-2017

Sworn to and subscribed before me this 5th day of September, 2014.

Notary Public

My Commission Expires: _____

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, DOWE CARTER, who is one and the same as DOWE P. CARTER, an unmarried woman, do hereby transfer and convey any and all interest owned by me in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to DOWE P. CARTER, Trustee of the DOWE P. CARTER REVOCABLE LIVING TRUST, dated September 5, 2014.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their successors, heirs and assigns forever, I covenant I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

I further covenant and bind myself, my heirs, and representatives to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever 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 HAND this 5th day of September, 2014.

By: _____
DOWE CARTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DOWE CARTER, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 5th day of September, 2014.

_____
NOTARY PUBLIC

My Commission Expires: 1-9-2016

JAMES M. ADCOX III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Comm. Exp. January 9. 2016

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Unit No. 203, together with the appurtenant interest in the common elements of Elliston Place Quarters, a horizontal property regime established by Master Deed, of record in Book 6657, page 72, as amended in Book 7232, page 259, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Being part of the same property conveyed to Edward Jones Company, Successor Trustee of The Trust u/w/o H. C. Caudle by Quitclaim Deed dated May 10, 2005 from AmSouth Bank, Trustee of The Trust u/w/o H. C. Caudle of record in Instrument No. 20050511-0053109, Register's Office for Davidson County, Tennessee. Edward Jones Company and Edward Jones Trust Company are one and the same.

This conveyance is made subject to:

1. 2005 City/County taxes which have been prorated by the parties and assumed by the Grantee.
2. Restrictive covenants contained in an instrument of record in Book 482, page 379 and in Book 565, page 235, Register's Office for Davidson, County, Tennessee, (omitting therefrom any covenants, conditions or restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the covenants, conditions or restriction (a) is exempt under Title 42 of the United States Code; or (b) relates to handicap, but does not discriminate against handicapped persons).
3. Charter of Incorporation of Elliston Place Quarters Homeowners Association, Inc. of record in Book 7013, page 60, Register's Office for Davidson County, Tennessee.
4. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for Elliston Place Quarters, of record in Book 6657, page 72, and amended in Book 7232, page 259, Register's Office for Davidson County, Tennessee.
5. Terms and limitations imposed by Tennessee Horizontal Property Act, T.C.A. § 66-27-101, et seq.

Being the same property conveyed to Dowe Carter, unmarried, by Edward Jones Trust Company, Successor Trustee of the Trust/u/w/o H.C. Caudle, by Warranty Deed of record by Instrument No. 20050908-0108254, Register's Office for Davidson County, Tennessee.

This is improved property known as 2325 Elliston Place, #203, Nashville, Tennessee.