BILL GARRETT, Davidson County
Trans:T20140073796 DEEDWARR
Recvd: 10/01/14 11:02 2 pgs
Fees:13.00 Taxes:1295.00
20141001-0090536

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $350,000.00

Affiant

Subscribed and sworn to before me, this 30th day of September, 2014.

Notary Public
My commission expires: January 11, 2017

STEPHANIE MCPEAKE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

02-1408-4917

Address of New Owner:	Send Tax Bills to:	Tax Information
Jaclyn T. Campbell	Avenue Bank	117-08-0-003.00
2932 Primrose Circle	3823 Cleghorn Avenue	
Nashville TN 37212	Nashville, TN 37215	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Cathy J. Plappert, a married woman, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jaclyn T. Campbell, an unmarried woman, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 9, of Block "B" on the Plan of Belmont Terrace Annex, No. 4, of record in Plat Book 974, Page 97, Register's Office for said County, to which plan reference is hereby made for a more complete description.

INCLUDED in the above description, but specifically EXCLUDED from this conveyance is that property conveyed to State of Tennessee, of record in Book 4773, Page 489, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Cathy J. Plappert by Special Warranty Deed from Aurora Loan Services, LLC, dated March 3, 2010, recorded March 10, 2010, of record in Instrument No. 20100310-0018308, Register's Office for Davidson County, Tennessee.

Grantor warrants that the subject property is not her primary residence nor is it the primary residence of her spouse or any dependents.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2932 Primrose Circle, Nashville, TN 37212

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, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 29th day of September, 2014.

Cathy J. Plappert

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Cathy J. Plappert , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 29th day of September, 2014.

State of Tennessee at Large

My Commission expires
12/27/17

