BILL GARRETT, Davidson County
Trans:T20140074002 DEEDWARR
Recvd: 10/01/14 15:44 2 pgs
Fees:13.00 Taxes:647.50
20141001-0090785

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $175,000.00

Carmen Coats
Affiant

Subscribed and sworn to before me, this 26th day of September, 2014.

Notary Public

My commission expires: 8-23-2016

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 23, 2016
(Notary Stamp)

THIS INSTRUMENT PREPARED BY
McCann & Hubbard
1804 Williamson Court, Suite 201
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Mikel Alise Law	**Regions Bank dba Regions Mortgage**	**Map\Parcel: 173-09-0-A-642.00CO**
2909 Stone Lane	**2050 Parkway Office Circle**	
Nashville, TN 37211	**Birmingham, AL 35244**	

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

Landon C. Young, and Allyson Kimbrough nka Allyson Young, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Mikel Alise Law, an unmarried woman

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS, 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. 614 as shown on the plan of Section One of Phase Eight, Lenox Village, as of record in Instrument No. 20060824-0104608, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said property.

Being the same property conveyed to Landon C. Young, unmarried and Allyson Kimbrough, unmarried, by Warranty Deed from Regent Homes, LLC, a Tennessee limited liability company, of record in Instrument No. 20080219-0015736, dated February 15, 2008, Register's Office for Davidson County, Tennessee. Landon C. Young and Allyson Kimbrough have since married. Allyson Kimbrough is now known as Allyson Young.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantee. Subsequent taxes are assumed by the Grantees; including Rollback taxes, if any.
The Plan of record in Instrument No. 20060824-0104608, Register's Office for DAVIDSON County, Tennessee.
Restrictive covenants contained in an instrument of record in Instrument No. 20060321-0032383, Instrument No. 20060321-0032383, and Instrument No. 20060321-0032382, Register's Office for DAVIDSON County, Tennessee.
Charter for Homeowners Association of record in Instrument No. 20020412-0045831 and Instrument No. 20031016-0153550, Register's Office for DAVIDSON County, Tennessee.

Sanitary Sewer Easement of record in Instrument No. 20010918-0100852 and Instrument No. 20010918-0100850, Register's Office for DAVIDSON County, Tennessee.
Storm Water Detention Agreement of record in Instrument No. 20051213-0149579 and Instrument No. 20020722-00874469, Register's Office for DAVIDSON County, Tennessee.
Declaration of Covenants, Conditions and Restrictions for Lenox Village Town Center contained in Instrument No. 20060612-0067916, Register's Office for DAVIDSON County, Tennessee.
Dedication of Easement for Sanitary Sewer and Storm Drainage of record in Instrument No. 20010918-0100849 and Instrument No. 20010918-0100851, Register's Office for DAVIDSON County, Tennessee.
Ingress, Egress and Sign Easement of record in Instrument No. 20010103-0000902 and Instrument No. 20010822-0090889, Register's Office for DAVIDSON County, Tennessee.
Subject to rights of others in and to common areas / elements.
Subject to lien for special assessment contained in Declaration of Covenants, Conditions and Restrictions / Master Deed.
Subject to HOA dues, if any.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.
And this conveyance is subject to all other easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as 2909 Stone Lane, Nashville, TN 37211.

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 except as 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 26th day of September, 2014.

Landon C. Young

Allyson Young

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Landon C. Young and Allyson Young, the within named grantors, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that he/she/they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of September, 2014.

Notary Public

My Commission Expires:

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
COMMISSION EXPIRES JUNE 25, 2017

File #: **140464JM**
RECORD & RETURN TO:
McCann & Hubbard
1804 Williamson Court, Suite 201
Brentwood, TN 37027