BILL GARRETT, Davidson County
Trans:T20140085776 DEEDWARR
Recvd: 11/13/14 14:13 2 pgs
Fees:13.00 Taxes:584.44
20141113-0104928

This instrument prepared by and **Record and Return to**:
Parthenon Title Agency, LLC
85 White Bridge Road Suite 100-B
Nashville, TN 37205
(615) 829-5190

File No.: **14-1215**

WARRANTY DEED

THIS INDENTURE, made and entered into this **11/07/2014**, by and between **Treavor Cole Carter**, parties of the first part, and **Douglas Casey West, a single man**, party of the second part,

WITNESSETH: This for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part had bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described Real Estate, situated and being in the City of **Bellevue**, County of **Davidson**, State of **Tennessee**, to wit:

Land in Davidson County, Tennessee, being a Condominium Apartment known as unit 76 of Coronada, Phase III, a horizontal property regime pursuant to the Tennessee Horizontal Property Act as shown on the plan of record in Book 5200, Page 67, Register's Office forsaid County to which reference is hereby made for a more complete description together with said Apartments Appurtenants undivided interest in the general and limited common elements of the Condominium as described in the Master Deed of Record in Book 4901, Page 679, said Register's Office.

Being the same property conveyed to Treavor Cole Carter by Special Warranty Deed from CitiMortgage, Inc. dated March 25, 2011, as Instrument No. 20110408-0027320, in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: All existing Easements and Restrictions of record.

Parcel ID # **142080B07600C0**
☒ **Improved 900 Holly Forest, Bellevue, TN 37221-2227**
☐ Unimproved property located at:

TO HAVE AND TO HOLD the aforesaid Real Estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee simple of the afore described real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT as set forth herein, and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part of the day and year first above written.

Treavor Cole Carter

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Treavor Cole Carter** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained as his/her free Act and Deed.

Witness my hand and Notarial Seal this 7th day of November, 2014..

Notary Public

My Commission Expires: 5/8/17

REBECCA T. GARLAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

****

Owner's Name: **Douglas Casey West**

and Address: **900 Holly Forest, Bellevue, TN 37221-2227**

Mail tax bills to:

Quicken Loans Inc.
1050 Woodward Ave
Detroit, MI 48226-1906

I, or we, hereby swear and affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $157,955.97 which amount is equal or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF Tennessee

COUNTY OF Davidson

Subscribed and sworn to before me this 7th day of November, 2014..

Notary Public

My Commission Expires: 12-15-15

MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY