(b)

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140086777 DEEDWARR
Recvd: 11/18/14 10:49 2 pgs
Fees:13.00 Taxes:628.63
20141118-0106213

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-12-2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $169,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF NOVEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary C. Tamkin	Regions Bank d/b/a Regions Mortgage	Map 142-9-E
(NAME)	(NAME)	
1232 General George Patton Road	2050 Parkway Office Circle	Parcel 32 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Birmingham, AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, **KAREN F. CATIGNANI, UNMARRIED, AND EMILE C. CATIGNANI, MARRIED, AND PAMELA C. ARNOLD, MARRIED, AND LOUIS J. CATIGNANI, III, MARRIED, AND MELINE A. CATIGNANI, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GARY C. TAMKIN AND BARBARA R. TAMKIN, HUSBAND AND WIFE,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 1232, together with the carport designated No. 1232-C in River Plantation, Section Seven, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Seven, Condominium Apartments, recorded in Book 5200, pages 705 and 706, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 6226, page 9, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Karen F. Catignani, Emile C. Catignani, Teresa M. Catignani, Pamela C. Arnold, Roger D. Arnold, Louis J. Catignani III, Meline A. Catignani, Louis J. Catignani IV, Cristen M. Catignani, Neely E. Catignani, Jessica N. Arnold and Christopher V. Arnold, by Quitclaim Deed from Charline B. Catignani, a widow woman, of record in Instrument No. 20070529-0063455, said Register's Office. Teresa M. Catignani, Roger D. Arnold, Louis J. Catignani IV, Cristen M. Catignani, Neely E. Catignani, Jessica N. Arnold and Christopher V. Arnold conveyed their interests in said property to Karen F. Catignani, Emile C. Catignani, Pamela C. Arnold, Louis J. Catignani III and Meline A. Catignani by deed of record in Instrument No. 20141028-0099444, said Register's Office.

This conveyance is subject to (a) 2014 real property taxes; (b) all matters appearing on the plan of record in Book 5200, pages 705-706, said Register's Office; and (c) Master Deed and Bylaws of record in Book 6226, page 9, Book 6226, page 18, Book 7389, page 924 and Instrument No. 20141014-0095009, said Register's Office.

This is not and never has been the marital residence of any of the grantors herein.

unimproved ☐

This is improved ☒ property, known as 1232 General George Patton Road, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with 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, 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 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 our hands this 12 day of November, 2014.

Pamela C. Arnold by Karen F. Catignani poa
Pamela C. Arnold
By Karen F. Catignani, Attorney in Fact

Karen F. Catignani
Karen F. Catignani

Louis J. Catignani III by Karen F. Catignani poa
Louis J. Catignani, III
By Karen F. Catignani, Attorney in Fact

Emile C. Catignani by Karen F. Catignani poa
Emile C. Catignani
By Karen F. Catignani, Attorney in Fact

Meline A. Catignani by Karen F. Catignani poa
Meline A. Catignani
By Karen F. Catignani, Attorney in Fact

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 Karen F. Catignani, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 12 day of November, 2014.

Commission expires:

JOHN GREGORY HARDEMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

John Greg Hardeman
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12 day of November, 2014, before me personally appeared Karen F. Catignani, to me known to be the person who executed the foregoing instrument on behalf of Emile C. Catignani and Pamela C. Arnold and Louis J. Catignani, III and Meline A. Catignani and acknowledged that he executed the same as the free act and deed of Emile C. Catignani and Pamela C. Arnold and Louis J. Catignani, III and Meline A. Catignani.

Witness my hand and official seal at Nashville, Tennessee this 12 day of November, 2014.

Commission expires:

JOHN GREGORY HARDEMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

John Greg Hardeman
Notary Public