WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140089164 DEEDWARR
Recvd: 11/26/14 10:38 2 pgs
Fees:13.00 Taxes:647.50
20141126-0109119

Y-FSBO-14-325

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF NOVEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/18/16 (AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Carolyn W. Medlin	**SWBC Mortgage Corp**	
(NAME) **325 Autumn Chase Drive**	(NAME) **9311 San Pedro Ave., Ste. 100**	**84-4-A-325.00 CO**
(ADDRESS) **Nashville, TN 37214**	(ADDRESS) **San Antonio, TX 78216**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **ALFRED G. CORN, UNMARRIED AND DAVID G. CORN, UNMARRIED, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **CAROLYN W. MEDLIN, AN UNMARRIED WOMAN,** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 325, together with the appurtenant interest in the common elements of Autumn Chase Condominiums, a horizontal property regime established by Master Deed, of record in Book 7718, Page 418, Register's Office for said County, said unit being depicted on the Condominium Site Plan attached as Exhibit "A" to the aforementioned Master Deed, and being located on the Plan of Autumn Chase Condominiums of record in Plat Book 6900, Page 609, said Register's Office.

Being the same property conveyed by Quitclaim Deed from Alfred G. Corn, a single person to Alfred G. Corn, unmarried and David G. Corn, unmarried, as Tenants in Common with Rights of Survivorship as recorded on the 23rd day of July, 2014 in Instrument No. 20140723-0065456 and Warranty Deed from Robert C. McCracken, II to Alfred G. Corn, a single person as recorded on the 9th day of November, 2010 in Instrument No. 20101109-0090038, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to:
- County of Davidson taxes for the year 2015.
- Plat of AUTUMN CHASE, as recorded in Plat Book 6900, Page(s) 609.
- Covenants, Conditions and Restrictions as set forth in Warranty Deed recorded in Book 7499, Page 227.
- Terms and provisions of by-Laws of Autumn Chase Homeowners Association recorded in Book 7718, Page 418 and amended at Instrument No. 20050823-0100514.
- Charter of Autumn Chase Homeowners Association, recorded in Book 7728, Page 111.
- Master Deed establishing AUTUMN CHASE CONDOMINIUM of record in Book 7718, Page 418 , as amended by instrument(s) of record in Instrument No. 20050823-0100514.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **325 Autumn Chase Drive, Nashville, Tennessee 37214**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 the 14th DAY OF NOVEMBER, 2014.

Alfred G. Corn

David G. Corn by Alfred G. Corn, 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, Alfred G. Corn, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of DAVID G. CORN, and who acknowledged he/she/they executed the same as the free act and deed of the said DAVID G. CORN.

Witness my hand and official seal, this the 14th of November, 2014.

Notary Public
My Commission Expires:
(SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ALFRED G. CORN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14th of November, 2014.

Notary Public
My Commission Expires:
(SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212