Davidson County DEEDWARR
Recvd: 12/03/14 08:38 2 pgs
Fees:13.00 Taxes:266.40
**20141203-0110655**

N142047

**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 $72,000.00**

Becca Moss
**Affiant**

CONNIE J BUCHANAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TN

**Subscribed and sworn to before me, this 25th day of November, 2014.**

Connie J. Buch
**Notary Public**
**My commission expires:** 4/2/18

**02-1411-49276**

| **Address of New Owner:** | **Send Tax Bills to:** | **Tax Information** |
|---|---|---|
| David K. Anderson<br>523 Harding Pl, A5<br>Nashville TN 37211 | New Owner | 147-02-0-A-005.00 |

**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, Equity Trust Company Custodian FBO Eric P. Mason IRA, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to David K. Anderson, a married man, 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 Unit No. 5, Building A, on the Plan of The Coach House, of record in Book 4675, Page 107, as established by the Master Deed of The Coach House Condominiums, of record in Book 4809, Page 829; Book 4813, Page 964; and Book 5100, Page 894, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Equity Trust Company Custodian FBO Eric P. Mason IRA by deed from Daphne C. Rooker, dated August 11, 2006, recorded August 17, 2006, of record in Instrument No. 20060817-0101665, Register's Office for Davidson County, Tennessee.

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 523 Harding Pl, A5, 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, 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 26 day of November, 2014.

Equity Trust Company Custodian FBO Eric P. Mason IRA

BY: Hope Gonzales
Its: Hope Gonzales
Corp Alt. Signer

STATE OF OHIO
COUNTY OF CUYAHOGA

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named HOPE GONZALES, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the CORP ALT SIGNER of Equity Trust Company and as such CORP ALT SIGNER, he is authorized by Equity Trust Company to execute this instrument on its behalf.

Witness my hand and seal at WESTLAKE OHIO, this 26 day of NOVEMBER, 2014.

Notary Public at Large

Commission: 2014-RE-501788
My commission expires: Expires: 22-July-2019

JOHN D HANSING
NOTARY PUBLIC, STATE OF OHIO

True Copy Certification
I, Connie Buchanan, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Connie Buchanan

State of Tennessee / County of Wilson SS:
Personally appeared before me, Rebecca Moss, a notary public for this county and state, Connie Buchanan, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rebecca Moss

My Commission Expires: 12/18/17

REBECCA MOSS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES DECEMBER 18, 2017