NEW OWNER:
CHARLIE C. WILSON
932 PATIO DRIVE
NASHVILLE, TN 37214

SEND TAX BILLS TO:
NEW OWNER

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 14-1287

Map & Parcel: 108030A01700CO

Space for Recorder's stamp

BILL GARRETT, Davidson County
Trans:T20140092257 DEEDWARR
Recvd: 12/10/14 09:27 3 pgs
Fees:18.00 Taxes:296.00
20141210-0112961

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Eighty Thousand and 00/100 Dollars ($80,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **DAVID L. THOMPSON** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **CHARLIE C. WILSON**, ("Grantee"), his heirs and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

> Land located in DAVIDSON County, Tennessee, and being known and designated as all of Unit No. 17, which is located on Lot No. 12 on the Plan of Phase Two of the Condominium Site Plan for Section Three, Patio Villa, as shown on the plat of the same of record in Plat Book 5200, Page 495, in the Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description of said property, together with the appurtenant interest in common elements of Patio Villa, a horizontal property regime established by Master Deed, of record in Book 5970, Page 829, as re-recorded in Book 6014, Page 978, in the Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to DAVID L. THOMPSON by Special Warranty Deed from Federal Home Loan Mortgage Corporation, dated July 31, 2013, and of record in Instrument No. 20130826-0089524, Register's Office for DAVIDSON County, Tennessee.
>
> This is not the principal residence of the Grantor.

THIS IS IMPROVED PROPERTY more commonly known as 932 PATIO DRIVE, NASHVILLE, TN 37214.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 5200, Page 495, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS OUR SIGNATURE hereto this 8th day of December, 2014.

DAVID L. THOMPSON

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **DAVID L. THOMPSON**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 8th day of December, 2014.

NOTARY PUBLIC

My commission expires: MATTHEW H. RYAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMM. EXP. 6-26-2018

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The actual consideration or value, whichever is greater, for this transfer is **$80,000.00**.

AFFIANT

Sworn to and subscribed to before me this 8th day of December, 2014.

NOTARY PUBLIC

My commission expires: _____

MATTHEW H. RYAN
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY
MY COMM. EXP. 8-EP-2018