BILL GARRETT, Davidson County
Trans:T20150017736 DEEDWARR
Recvd: 03/11/15 13:51 2 pgs
Fees:13.00 Taxes:308.95
20150311-0020902

WARRANTY DEED

Record and return to:
Victory Title & Escrow, LLC
695 President Pl., Ste. 203
Smyrna, TN 37167
VT1502000453

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $83,500.00.

Debbie Mutsell
Affiant

Subscribed and sworn to before me, this the 11th day of March, 2015.

Notary Public

My commission expires: _____
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires MAR. 6, 2018

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Jerry W. Crosslin	First Bank	Map 121-04-0-A Parcel 013-00co
513 Williamsburg Drive	318 Seaboard Lane Suite 205	
Nashville, TN 37214	Franklin, TN 37067	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Susanna D. Scott, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jerry W. Crosslin, unmarried man

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:

Being a certain condominium unit located in Davidson County, Tennessee, being Unit No. 513 on the plan of Phase I of Williamsburg Condominiums, of record in Book 6900, Page 193, as amended in Book 7152, Page 916, in the Register's Office for Davidson County, Tennessee. Together with an undivided interest in the common elements as set forth in the Master Deed and By-Laws, of record in Book 7114, Page 443, as amended, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Susanna D. Scott, by Deed dated April 19, 2001 from Mary Jo Huff, now being Mary Jo Zehr, unmarried, and Kandis K. Martin, unmarried, of record in Instrument No. 20010425-0040791, Register's Office for Davidson County, Tennessee.

Conveyance of the above described parcel is subject to the following:
1) The Plan of record in Book 6900, Page 193, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. 2) Rules and regulations of record in Book 7328, Page 809, Book 8604, Page 750, and revised in Book 11066, Page 407, and in Instrument No. 20060616-0071758, Register's Office for Davidson County, Tennessee. 3) Restrictive Covenants contained in instrument of record in Book 7114, Page 463, Register's Office for Davidson County, Tennessee. 4) Master Deed of Williamsburg Condominiums, of record in Book 7114, Page 443, said Register's Office. 5) By-Laws of Williamsburg Homeowners' Association, Inc. of record in Book 7114, Page 452, and as amended in Book 7381, Page 458, and revised in Instrument No. 20030121-0008266, Register's Office for Davidson County, Tennessee. 6) Charter of Williamsburg Condominium Homeowners' Association, Inc., of record in Book 7185, Page 930, said Register's Office.

This is improved (__x__) Unimproved (____) property, known as **513 Williamsburg Drive, Nashville, TN 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 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 my/our hand(s) this 9th day of **March, 2015.**

Susanna D. Scott

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Susanna D. Scott,** the within named seller, 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 9th day of **March, 2015.**

Notary Public

My Commission Expires: 2/13/17

JOHN COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.