Prepared By and Return to:
Regal Title, LLC
125 N Church St
Murfreesboro, TN 37130

File Number: 1502039

BILL GARRETT, Davidson County
Trans:T20150018324 DEEDWARR
Recvd: 03/13/15 09:34 2 pgs
Fees:13.00 Taxes:429.20
20150313-0021624

ELIZABETH MAISON
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is $116,000.00.

Affiant

Subscribed and sworn to before me, this 2nd day of March, 2015.

Notary Public
My Commission Expires: 02.11.16

Warranty Deed

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Number:
Crystal Bay, LLC	NEW OWNER	135 08 08 002.00
3030 Ned Shelton Apt. 102	PO Box 7215	
Nashville, TN 37217	Spreckels, CA 93962	

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, Cheryl J. DeYoung, now Cox, married, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Crystal Bay, LLC, hereinafter called the Grantee(s), their successors and assigns, a certain tract or parcel of land in Davidson County, State of TN, described as follows: to-wit:

Land in Davidson County, Tennessee, being Unit No. 102 on the Plan of Lake Ridge Village, a Horizontal Property Regime with Private Elements, as shown as Exhibit C to the Declarations of Covenants, Conditions, and Restrictions for Lake Ridge Village, a Horizontal Property Regime with Private Elements, of record in Instrument Number 20040210-0016203, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Cheryl J. Deyoung, unmarried, by Warranty Deed from NVR, Inc., a Virginia Corporation T/A Fox Ridge Homes, dated January 28, 2005, of record in Instrument No 20050202-0012520, Register's Office for Davidson County, Tennessee.

Cheryl J. Deyoung and Cheryl J. Cox are one and the same.

Ron Cox, spouse of Grantor, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in the subject property.

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 X improved ___unimproved property known as 3030 Ned Shelton Apt. 102, Nashville, TN 37217.

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 2nd day of March, 2015.

Cheryl J. DeYoung Cox

Ron Cox

State of Tennessee
County of Sumner

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Cheryl J. DeYoung and Ron Cox, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that (s)he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, TN, this 2nd day of March, 2015.

JOHN S. SAROS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

Notary Public at Large
My Commission Expires: 4/21/17