WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20150031636 DEEDWARR
Recvd: 04/27/15 10:52 2 pgs
Fees: 13.00 Taxes: 666.00
20150427-0037366

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $180,000.00

Cynthia E. Hunnicutt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF April, 2015.

Notary Public My Commission Expires NOV. 3, 2015

MY COMMISSION EXPIRES:

(AFFIX SEAL)

~~BOX 10-A~~

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert J. and Cynthia E. Hunnicutt	SAME	
(NAME) 729 General George Patton	(NAME)	142-9-F 729 CO
(ADDRESS) Nashville, TN 37221	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **TREVOR K. ENGLAND, EXECUTOR OF THE ESTATE OF MILDRED O. CLARK**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT J. HUNNICUTT AND CYNTHIA E. HUNNICUTT, HUSBAND AND WIFE,** 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:

Land in Davidson County, Tennessee, being Unit No. 729, together with the carport designated No. 729-C, of River Plantation Section VIII, Phase II, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, General George Patton Road and Old Harding Pike, Nashville, Davidson County, Tennessee, as shown on the Plan of River Plantation, Section VIII, Phase II, Condominium Apartments, recorded in Book 6900, Page 397, as corrected in Book 8123, Page 690, and amended in Book 6900, Pages 514-517, and further amended in Book 6900, Pages 654-657, Register's Office for Davidson County, Tennessee, and established by a Master Deed of record in Book 7417, Page 396, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete identification of said Unit.

Being the same property conveyed to Thomas E. Clark and wife, Mildred O. Clark, by deed dated October 12, 1999 from Suzanne J. Dortch, an unmarried person, of record in Book 11706, page 484, Register's Office for Davidson County, Tennessee. Thomas E. Clark died, vesting title solely in Mildred O. Clark as the surviving tenant by the entirety. Mildred O. Clark died September 13, 2014. Her will was filed for probate September 18, 2014 under Docket No. 14P1565 in the Probate Court of Davidson County, Tennessee. Said will directs that this all real estate owned by her be sold by the Executor as part of the probate administration of this estate and distributed according to the will.

This conveyance is subject to (a) 2015 real property taxes; (b) all matters appearing on the plan of record in Book 6900, pages 514-517 and Book 6900, pages 654-657, said Register's Office; and (c) Master Deed and Bylaws of record in Book 7417, page 396 and Book 7389, page 924, said Register's Office.

unimproved _

This is improved X property, known as 729 General George Patton, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with 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 hand this 24th day of April, 2015.

Trevor K. England, Executor

TREVOR K. ENGLAND, EXECUTOR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared Trevor K. England, 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, and who further acknowledged that he is the Executor of the Estate of Mildred O. Clark and executed the within instrument as such Executor.

Witness my hand and official seal at Nashville, Tennessee this 24th day of April, 2015.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 8, 2018