File Box 8

PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Attorneys at Law
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746
Email

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20150033987 DEEDWARR
Recvd: 05/04/15 14:02 2 pgs
Fees:13.00 Taxes:1035.63
20150504-0040224

W & I Ref: (DKM) Title No.: 57323
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Lawrence K. Potts 933 Morton Mill Road Nashville, TN 37221	Wells Fargo Bank, N.A. 2701 Wells Fargo Way Minneapolis, MN 55467-4006

TAX MAP PARCEL NUMBERS: 141-12B-97CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$279,900.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Mary E. Atkinson**, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Lawrence K. Potts** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 109 on the Plan of Southampton, Phase V, of record in Book 6900, Page 217, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Daniel A. Atkinson and wife, Mary E. Atkinson by Warranty Deed from Jack Scott Loft and wife, Catherine K. Loft, dated November 4, 2002, recorded November 12, 2002 in Instrument No. 20021112-0139641, Register's Office for Davidson County, Tennessee. Daniel A. Atkinson having since died.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2015, and subsequent years; The Plan, with Owner's Certificate, of record in Book 6900, Page 217, said Register's Office, to which plan reference is hereby made for a more complete description. The Declaration of Covenants, Conditions and Restrictions of record in Book *7140, Page 345, Book 6120, Page 450, Book 6231, Page 63, Book 5971, Page 839, and By-laws in Book 6355, Page 517, Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as 933 Morton Mill Road, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 1st day of May, 2015

Mary E. Atkinson

Mary E. Atkinson

State of Tennessee

County of Davidson

On this 1st day of May, 2015, before me the undersigned authority, personally appeared Mary E. Atkinson, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019

Notary

My Commission Expires:

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $279,900.00.

Affiant

Sworn and subscribed before me this 1 day of May, 2015.

Notary

My Commission Expires:

DEBBIE MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES OCTOBER 13, 2018