WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 94,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of April, 2015

Notary Public:

MY COMMISSION EXPIRES: (AFFIX SEAL) 4/13/19

DOROTHY E. WELCH NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 01288-25405

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Dianne Custard	Movement Mortgage, LLC	Parcel ID:
1314 Quail Valley Road	841 Seahawk Circle	108080E01900CO
Nashville, TN 37214	Virginia Beach, CA 23452	

FOR AND IN 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, we

Ernestine S. Fisher and husband, Bobby Fisher

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Dianne Custard , a single woman

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 19, Lot No. 27 in a Horizontal Property Regime as shown on the condominium Site Plan, Section Three, Phase 6, Quail Valley, of record in Plat Book 5800, Page 127 and 128, Register's Office for Davidson County, Tennessee.

Being the same property Ernestine S. Fisher, unmarried, by deed from Ebony M. Whiteside, f/k/a Ebony M. Bell and husband, Brandon Whiteside, of record in Instrument 20060530-0062757, said Register's Office, dated May 26, 2006.

This conveyance is subject to Restrictions and By-Laws of record in Book 5753, Page 562; Book 6003, Page 212; Book 5851, Page 779; Book 5884, Page 534; Book 6058, Page 828; Book 6081, Page 130; Book 9082, Page 873; Book 5851, Page 793; and Book 5884, Page 566, said Register's Office.

This conveyance is made subject to: (1) 2015 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 5800, Page 127 and 128, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 1314 Quail Valley Road, 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, 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 30th day of April, 2015.

Ernestine S. Fisher

Bobby Fisher

BILL GARRETT, Davidson County
Trans: T20150034643 DEEDWARR
Recvd: 05/05/15 15:17 2 pgs
Fees: 13.00 Taxes: 349.65
20150505-0041054

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ernestine S. Fisher and husband, Bobby Fisher, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of April, 2015.

My Commission Expires: 9-2-18

Notary Public

ZANA C. PETTY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.