WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $255,000.00

Emily Jones
Affiant

Subscribed and sworn to before me, this 27th DAY OF May, 2015.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

Emily Kornbau
State of Tennessee Notary Public
Sumner County
My Commission Expires June 10, 2018

BR15-3385

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brittney Darby	New Owner	
3385 Golf Club Lane	(NAME)	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		117-07-0K-043.00-CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we SHELLEY L. DARLING, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ADAM AUSTIN DARBY AND BRITTNEY DARBY, HUSBAND AND WIFE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being that certain condominium apartment unit in Davidson County, Tennessee, and being known as Unit No. 3385 on the plan of Golf Club Place Condominiums, (Hillsboro Pike and Golf Club Lane) as of record in Plat Book 9700, Page 293, and as described in the Master Deed as of record in Book 10283, Page 431, as of record in the Register's Office for said County, all to which reference is hereby made and the same incorporated herein for a complete description of said Unit and of the conveyance hereby made, and together with all fixtures, appliances, wall coverings, carpets and floor coverings and/or other improvements therein and with the undivided interest in the General and Limited Common Elements appurtenant thereto.

Being the same property conveyed to Shelley L. Darling, unmarried by deed from Joseph E. Boone by through Virginia M. Boone, Attorney-in-Fact and wife, Virginia M. Boone of record in Instrument No. 20091222-0116450 Register's Office for Davidson County, Tennessee, dated December 18, 2009 and recorded on December 22, 2009.

This conveyance is subject to A) property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Instruments of record in Book 9700, Page 293, Book 10283, Page 431 as amended at Instrument No. 20040616-0071447 and at Instrument No. 20050105-0001979 and Instrument No. 20050330-0034571, Book 10297, Page 21, Book 9643, Page 877, Book 10131, Page 838; Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3385 Golf Club Lane, Nashville, Tennessee 37215
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 27th day of May, 2015.

Shelley L. Darling
Shelley L. Darling

BILL GARRETT, Davidson County
Trans: T20150043259 DEEDWARR
Recvd: 06/03/15 08:45 2 pgs
Fees: 13.00 Taxes: 943.50
20150603-0051526

STATE OF Tennessee
COUNTY OF Davidson

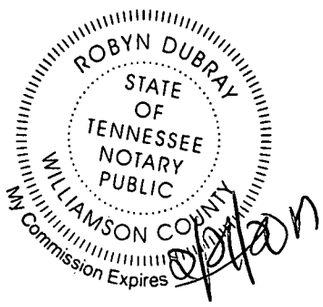
On this the 27th day of May, 2015, before me personally appeared Shelley L. Darling, unmarried to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 27th day of May, 2015.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton
Franklin, TN 37067
Phone: (615)599-9959