WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF SEPTEMBER, 2015.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

BETH HAZELWOOD STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 03-20-2018

O-VRES-15-941

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Daniel Henry Meredith,, III	Regions Bank dba Regions Mtg	
(NAME)	(NAME)	**107-13-0A-041.00-CO**
941 Coarsey Dr	3050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Birmingham AL 35244	
(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, I/we **KEIZA SUZUKI, A SINGLE WOMAN AND CAROL SUZUKI, A SINGLE WOMAN,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **DANIEL HENRY MEREDITH, III,** 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:

Land in Davidson County, Tennessee, being Unit 941, Four Maples Condominium, as established under Master Deed of record in Book 5657, Page 438 as corrected in Book 5660, Page 185 and amended in Book 9263, Page 512 and as shown on Plat Book 5200, Page 283, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Keiza Suzuki, a single person and Carol Suzuki, a single person by Warranty deed from Four Maples Homeowner's Association, a Tennessee nonprofit corporation of record in Instrument No. 20140815-0074097 Register's Office for Davidson County, Tennessee, dated August 12, 2014 and recorded on August 15, 2014.

This conveyance is subject to:

- Taxes for the year 2015 and thereafter, not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 5200, Page 283, Register's Office for Davidson County, Tennessee.
- The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Four Maples Condominiumsof record in Book 5657, Page 438, Book 5660, Page 185, Book 9263, Page 512 and amendment to By-Laws filed in Instrument No. 20051012-0122820, Register's Office for Davidson County, Tennessee.
- Subject to rights of others in and to the common areas and/or elements.
- Rights and easements of adjoining landowners in and to any party wall(s) located on the insured parcel.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **941 Coarsey Dr , Nashville, Tennessee 37217**.

BILL GARRETT, Davidson County
Trans:T20150077856 DEEDWARR
Recvd: 09/14/15 11:06 2 pgs
Fees:13.00 Taxes:157.25
20150914-0092922

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 the 11th DAY OF SEPTEMBER, 2015.

Keiza Suzuki by Carol Suzuki by Attorney-In-Fact

Keiza Suzuki by Carol Suzuki, Attorney In Fact

Carol Suzuki

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carol Suzuki, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of KEIZA SUZUKI, and who acknowledged he/she/they executed the same as the free act and deed of the said KEIZA SUZUKI.

Witness my hand and official seal, this the 11th of September, 2015.

Notary Public
My Commission Expires:
(SEAL)

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 11th of September, 2015.

Notary Public
My Commission Expires:
(SEAL)

C. LOY CARNEY
STATE OF TENNFSSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212