BILL GARRETT, Davidson County
Trans:T20150082962 DEEDWARR
Recvd: 09/30/15 08:20 2 pgs
Fees:13.00 Taxes:451.40
20150930-0099054

STATE OF TENNESSEE
COUNTY OF ~~WILSON~~ DAVIDSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $122,000.00.

Brian Mitchell
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 25th day of September, 2015.

NOTARY PUBLIC

My commission expires: 10/18/16

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY

Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Donald A. Priori	NFM Lending	064120A13400CO
(NAME)	(NAME)	
134 Saddle Tree Court	505 Progress Drive #100	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Linthicum, MD 21090	

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **Louise B. Carter, unmarried,** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Donald A. Priori, a single man**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being a certain building identified as property map no. 134 aka Unit No. 134, as shown on the Plan of Fox Run, Section One (a condominium), of record in Book 4860, Page 52, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Louise B. Carter, unmarried by deed from Grady Noel Murphy, unmarried of record in Instrument No. 20060328-0035134, Register's Office of Davidson County, Tennessee.

2015 property taxes a lien, not yet due and payable.

This property is __unimproved _X_improved property known as: 134 Saddle Tree Court, Hermitage, TN 37076

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), forever. I/We covenant with said GRANTEE(S) that I/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 set out herein. I/We do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE(S), his/hers/their successors 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.

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject

to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

Witness our hands this 25th day of September, 2015.

Louise B. Carter by Teresa Carter Kurzynske her attorney-in-fact

Louise B. Carter by Teresa Carter Kurzynske
her attorney-in-fact

State of Tennessee
County of Wilson

On this 25th day of September, 2015, before me personally appeared before me, a Notary Public in and for the aforesaid County and State, Teresa Carter Kurzynske, 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 Louise B. Carter, as evidenced by Power of Attorney of record in ~~Book _____, Page _____~~ INSTRUMENT NO. 20150928-0097953, Register's Office of Davidson County, Tennessee, and acknowledged that such person executed the same as the free act and deed of Louise B. Carter.

Witness my hand and seal, this 25th day of September, 2015.

Tammy Duncan

Notary Public
My commission expires: 4/17/19

TAMMY DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

After Recording Return to:
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122