WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $172,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 20TH DAY OF NOVEMBER, 2015.

Notary Public

MY COMMISSION EXPIRES: 3/10/18
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Series, LLC, 9175 Carothers Parkway, Ste. 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Michael K. Dodson and Gabrielle C. Dodson	Renasant Bank	117 15 0A 160.00
(NAME)	(NAME)	
1900 Richard Jones Rd Unit Q4	2001 Park Place North, STE 650	
(ADDRESS)	(ADDRESS)	
Nashville, TN. 37215	Birmingham, AL 35203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 11/24/15 12:39 2 pgs
Fees:13.00 Taxes:638.25
20151124-0119143

For and in consideration of the sum of One Hundred Seventy-Two Thousand Five Hundred And No/100 Dollars ($172,500.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Barbara J. Moore, unmarried**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Michael K. Dodson and Gabrielle C. Dodson, husband and wife**, 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:

Land in Davidson County, Tennessee, being Parcel No. 160. Being Unit Q-4, in a Horizontal Property Regime, located on the Plat of Green Hills Terrace, of record in Book 5200, Page 64, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Gerald L. Moore and wife, Barbara J. Moore by Warranty Deed from Eleanor B. Handlan dated January 26, 2005 and recorded February 3, 2005 as Instrument No. 20050203-0012957, in said Register's Office for Davidson County, Tennessee. The said Gerald L. Moore having since died on February 11, 2010 and subject property vested in Barbara J. Moore as the surviving tenant by the entirety.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

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This is improved ☒ property, known as 1900 Richard Jones Road, Unit Q4, Nashville, TN 37215

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 I do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 20th day of November, 2015.

Barbara J. Moore

Barbara J. Moore

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state.Barbara J. Moore, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20th day of November, 2015.

Notary Public

My Commission Expires: 3/6/18

DAWN D. CHASE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

True Copy Certification

I Anita L. Leach, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true correct copy of the original document executed and authenticated according to law.

Anita L. Leach

State of Tennessee/County of Wilson SS:

Personally appeared before me, Shelly M Smith, a notary public for this County and State, Anita L. Leach, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

SHELLY M. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-24-2018

Shelly M Smith

Commission Expires
4-24-2018

File Number: FRN-154812