(2)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$212,000.00** (Two Hundred Twelve Thousand).

AFFIANT

Subscribed to and sworn before me this 29th day of February, 2016.

NOTARY PUBLIC MY COMMISSION EXPIRES: 3-20-18

TAMMY MORRIS NOTARY PUBLIC STATE TENNESSEE NOTARY SEAL SUMNER COUNTY

BILL GARRETT, Davidson County
Trans: T20160017631 DEEDWARR
Recvd: 03/03/16 12:57 2 pgs
Fees: 13.00 Taxes: 784.40
20160303-0020492

THIS INSTRUMENT PREPARED BY
AND PLEASE RETURN TO:
GRISSIM TITLE & ESCROW, LLC.
1222 17th Avenue South, Nashville, TN. 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Sue K. St. Clair 1211 General George Patton Road Nashville, TN 37221	First Community 245 Heritage Park Dr murfreesboro TN 37129	142090E01100CO

WARRANTY DEED

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, I/WE, **SHIRLEY C. WEATHERLY, UNMARRIED, BY JOHN WEATHERLY, CONSERVATOR,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **SUE K. ST. CLAIR, A SINGLE WOMAN,** HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

Unit No. 1211, together with the Carport designated No. 1211-C, in River Planation, Section Seven, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Seven, Condominium Apartments, recorded in Book 5200, pages 705 and 706, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 6226, page 9, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Planation, Section Seven, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 6226, page 9, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to John M. Weatherly, Jr., and wife, Shirley C. Weatherly by deed from Haury and Smith Contractors, Inc., of record in Book 7308, Page 461, Register's Office for Davidson County, Tennessee. John M. Weatherly, Jr., deceased. His date of death was October 9, 2012 and was survived by his spouse, Shirley C. Weatherly. Shirley C. Weatherly having since been appointed a conservator, John Weatherly, Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Docket No. 15P-1744. Conservator, John Weatherly, has received an order approving the sale of herein described real estate for Shirley C. Weatherly. The Conservator's Order to Sell has been placed of record in Instrument No. 20160303-0020491, Register's Office for Davidson County, Tennessee.

Being also known as 1211 General George Patton Road, Nashville, Tennessee 37221.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(**X**) IMPROVED ( ) UNIMPROVED	Property known as: **1211 GENERAL GEORGE PATTON ROAD** **NASHVILLE, TN 37221**

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. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

LTSR Number: GTE File: 2016024108

3948

WITNESS, this 29TH day of February, 2016

Shirley C. Weatherly

By: Conservator
John M. Weatherly, Conservator

STATE OF FLORIDA)

COUNTY OF PINELLAS)

On this 29 day of February, 2016, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **John M. Weatherly** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Conservator of Shirley C. Weatherly, the maker or a constituent of the maker, and is authorized by the maker or its constituent, the constituent being authorized by the maker to execute this instrument on behalf of the maker, Shirley C. Weatherly.

Witness my hand and official seal on this the 29 day of February, 2016.

Notary Public

Commission Expires: 08/15/2017

NOTARY PUBLIC STATE OF FLORIDA
NANCY SHEPHERD
MY COMMISSION # FF 046096
EXPIRES: August 15, 2017
Bonded Thru Budget Notary Services