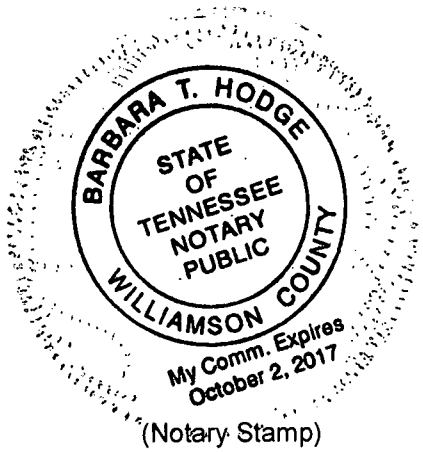


(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$1,160,000.00.**

Affiant

Subscribed and sworn to before me, this 2nd day of June, 2016.

Notary Public

My commission expires: 10/2/17

BILL GARRETT, Davidson County
Trans:T20160046992 DEEDWARRSP
Recvd: 06/03/16 11:44 3 pgs
Fees:18.00 Taxes:4292.00
20160603-0056211

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

SPECIAL WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Patrick J. Higdon and Sue H. Higdon	Patrick J. Higdon and Sue H. Higdon	104-09-0N-006.00-CO
101 West End Close	101 West End Close	
Nashville, TN 37205-2454	Nashville, TN 37205-2454	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Renasant Bank, a Mississippi Banking Corporation

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Patrick J. Higdon and Sue H. Higdon, husband and wife

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 101, formerly known as Unit 6, together with the appurtenant interest in the common elements of West End Close, a horizontal property regime established by Master Deed, of record in Instrument No. 20030701-0090321, amended in Instrument No. 20030724-0103538, Instrument No. 20031202-0173105, corrected in Instrument No. 20041005-0120026, re-recorded in Instrument No. 20041203-0144407, and in Instrument No. 20050318-0029873, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit A to the aforementioned Master Deed.

Being the same property conveyed to Renasant Bank, a Mississippi banking corporation by Limited Warranty deed from U. Grant Browning, married of record in Instrument No. 20131220-0128727 Register's Office for Davidson County, Tennessee, dated December 19, 2013 and recorded on December 20, 2013.

Being the same property conveyed to Renasant Bank, a Mississippi banking corporation by Limited Warranty deed from U. Grant Browning, married of record in Instrument No. 20131220-0128727 Register's Office for Davidson County, Tennessee, dated December 19, 2013 and recorded on December 20, 2013.

This is **improved** property known as **101 West End Close, Nashville, TN 37205-2454.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee. **OR** Real estate taxes for all subsequent years, the current year's taxes having been previously paid (or paid at closing) and prorated between the parties herein.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

TO HAVE AND TO HOLD, the said tract or parcel of land, with the appurtenances, estate, title and hereditaments thereunto belonging or in any wise appertaining to Grantee, its successors and assigns, in fee simple forever.

Grantor further covenants that the Grantor is seized and possessed of the said real estate and has the right to convey it and binds itself and its successors to warrant and forever defend the title to said real estate to Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under Grantor but not further or otherwise.
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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 2nd day of June, 2016.

Renasant Bank

By: _____ SVP
Steve Moody, Senior Vice President

By: _____ SVP
Jim Ramage, Senior Vice President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, **Steve Moody,** with whom I am personally acquainted or (who proved to me his identity on the basis of satisfactory evidence), and who, upon oath acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Senior Vice President** of **Renasant Bank, a Mississippi banking corporation** and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand, at office, this 1 day of June, 2016.

Notary Public

My Commission Expires: 11/5/19

BARBARA PLATT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires November 5, 2019

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, **Jim Ramage,** with whom I am personally acquainted or (who proved to me his identity on the basis of satisfactory evidence), and who, upon oath acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Senior Vice President** of **Renasant Bank, a Mississippi banking corporation** and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand, at office, this 1 day of June, 2016.

Notary Public

My Commission Expires: 11/5/19

BARBARA PLATT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires November 5, 2019

Solomon Parks File No. 160116