WARRANTY DEED

J ANDERSON
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$530,000.00**

VAnderson
Affiant

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

JAnderson
Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20160068556 DEEDWARR
Recvd: 08/08/16 15:17 2 pgs
Fees:13.00 Taxes:1961.00
20160808-0082428

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tate Jackson Elder	New Owner	158-08-0
(NAME)	(NAME)	(MAP)
1750 Kingsbury Drive		007.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, 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, **John Lawrence Bond, Trustee of the Mary Virginia Bond Revocable Trust, Dated November 24, 2015**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Tate Jackson Elder and Brooke T. Elder, husband and wife**, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 513 on the Plan of Hillsboro Park, Section 10 of record in Plat Book 2900, Page 73, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Lawrence B. Bond and wife, Mary F. Bond by Warranty deed from Donald G. Stuck and wife, Mary E. Stuck, of record in Book 8223, page 666, Register's Office for Davidson County, Tennessee, dated October 22, 1990 and recorded on October 24, 1990. The said Lawrence B. Bond has since died.; and further

Being the same property conveyed to John Lawrence Bond, Trustee of the Mary Virginia Bond Revocable Trust, Dated November 24, 2015 by Warranty deed from Mary F. Bond, of record in Instrument No. 201501130-0120031 Register's Office for Davidson County, Tennessee, dated November 24, 2015 and recorded on November 30, 2015.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 1750 Kingsbury Drive, Nashville, Tennessee 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 we do covenant with the said GRANTEES 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 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 28th day of July, 2016.

John Lawrence Bond, Trustee

STATE OF NORTH CAROLINA
COUNTY OF ROWAN

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared John Lawrence Bond, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument of his own free will for the purposes therein set forth.

Witness my hand and official seal at office at Rowan County, North Carolina, on this the 28th day of July, 2016.

Sarah Morris
Notary Public

My Commission Expires: 03-04-2020

SARAH MORRIS
My Commission Expires
NOTARY PUBLIC
03-04-2020
ROWAN COUNTY, NC