WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $425,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 DAY OF September, 2016

Notary Public

MY COMMISSION EXPIRES: 6/27/2019

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 09/14/16 15:35 2 pgs
Fees:13.00 Taxes:1572.50
20160914-0096848

Amelia Swanson State of Tennessee Notary Public Williamson County

MST 2016-1142

THIS INSTRUMENT WAS PREPARED BY:

James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Travis M. Pullen and Caroline C. Pullen	SWBC Mortgage Corp	131-08-0B-013.00-CO
(NAME)	(NAME)	
107 Glendale Garden Drive	9311 San Pedro # 100	
(ADDRESS)	(ADDRESS)	
Nashville, TN37204	San Antonio, TX 78216	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Carrie Selena Crawford, unmarried,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Travis M. Pullen and Caroline C. Pullen, 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 Lot No. 13 on the Plan of Amended, Final Plat, Glendale Garden of record in Plat Book 6900, Page 273, 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 Carrie Selena Crawford, unmarried by Warranty deed from Meredith E. Flautt and spouse, Mary Louise Flautt of record in Instrument No. 20080609-0058630 Register's Office for Davidson County, Tennessee, dated June 05, 2008 and recorded on June 09, 2008. (Value of consideration shown in aforementioned deed $355,000.00.)

Being also known as 107 Glendale Garden Drive Nashville, Tennessee 37204

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, ALTA 8.1 and 9 Endorsement will be added to the Mortgage Loan Policy. Taxes for the year 2016, a lien not yet due and payable. Subject to all matters shown on the Plan of record in Plat Book 6900, Page 273, Register's Office for Davidson County, Tennessee. Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 6544, Page 199 and amended in Book 8044, page 660, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons. Charter of

Incorporation of Glendale Garden Homeowner's Association of record in Book 6564, Page 486, in the Register's Office for Davidson County, Tennessee. Restrictive Covenants of record in Book 6356, Page 222 and amended in Book 6658, Page 268, in the Register's Office for Davidson County, Tennessee. Dedication of common area to Glendale Garden Homeowner's Association of record in Book 7351, Page 896, in the Register's Office for Davidson County, Tennessee. Deed of Conveyance of record in Book 7061, Page 176 and Book 7061, Page 144, in the Register's Office for Davidson County, Tennessee. Subject to rights of others in and to the common areas and/or elements.

This property, known as 107 Glendale Garden Drive, Nashville, TN 37204
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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/our hand(s) this 9 DAY OF September, 2016.

Carrie Selena Crawford

Carrie Selena Crawford

STATE OF
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carrie Selena Crawford, with whom I am personally acquainted (or provided to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 9 day of September, 2016..

Notary Public

My Commission Expires: 5/27/2019

Amelia Swanson State of Tennessee Notary Public Williamson County (SEAL)

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature - Yvette Meldrum

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Yvette Meldrum who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/27/2019

Amelia Swanson State of Tennessee Notary Public Williamson County