BILL GARRETT, Davidson County
Trans: T20170040853 DEEDWARR
Recvd: 05/12/17 15:49 2 pgs
Fees: 13.00 Taxes: 536.50
20170512-0047594

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $145,000.00.

Meredith Maley
Affiant

Subscribed and sworn to before me, this 11th day of May, 2017.

Notary Public

My commission expires: _____

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires September 7, 2020

(Notary Stamp)

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

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Warren Carter and Rhonda Carter	MORTGAGE INVESTORS GROUP	151-01-0D-213.00
5025 Hillsboro Pike, APT 23Q	8320 E. WALKER SPRINGS LN. #200	
Nashville, TN 37215	KNOXVILLE, TN 37923	

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,

Paige E Anderson, an unmarried woman

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

Warren Carter, an unmarried man and Rhonda Carter, an unmarried woman

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:
A Condominium Apartment in Davidson County, Tennessee, Being Unit No. 213, also known as 23Q of Georgetown Apartments, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200 page 4, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Paige E. Anderson by Warranty deed from Marjorie Martin, married of record in Instrument No. 20080618-0062902 Register's Office for Davidson County, Tennessee, dated June 17, 2008 and recorded on June 18, 2008.

This document is executed pursuant to a Power of Attorney recorded as Instrument Number 20170512-0047593 in the Register's office for Davidson County.

This is improved property known as **5025 Hillsboro Pike, APT 23Q, Nashville, TN 37215.**

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.

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.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 11th day of May, 2017.

Paige E. Anderson by Nancy Anderson Attorney In Fact

Paige E Anderson by Nancy Anderson her Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Nancy Anderson** with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument on behalf **of Paige E. Anderson** for the purposes therein contained, and who further proved to me that she is the **Attorney in Fact** for **Paige E. Anderson** , and is authorized by her to execute this instrument on their behalf.

This the 11 day of May, 2017.

Notary Public My Commission Expires: 11/19/2018

JONATHAN R. MEDLEY
STATE OF TENNESSEE NOTARY PUBLIC
WHITE COUNTY

SolomonParks File No. 170107

SP 11/2015