WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20170046468 DEEDWARR
Recvd: 06/01/17 12:27 2 pgs
Fees: 13.00 Taxes: 712.25
20170601-0054507

2017-779

State of Tennessee
County of ~~Williamson~~ Davidson TN

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $192,500.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 31st day of May, 2017.

Notary Public

(Affix Seal)
My Commission Expires: 3/20/18

TAMMY MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

...UMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
6970 Moores Lane,
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Sara Walters 8207 Sawyer Brown Road, APT J2 Nashville, TN 37221	Regions Bank 2050 Parkway Office Cir Birmingham AL 35244	142.01-0A-061.00 CO

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, **Donna M. Robinson, an unmarried person**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Sara Walters, unmarried**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

The land with all the buildings and improvements thereon, situated at 8207 Sawyer Brown Road, Apt J5, Town of Nashville, Davidson County, State of Tennessee, said premises being further described as follows:

Being Unit Number J-5, together with carport J-5C, Section 1, River Plantation Condominium Apartments, of record in Book 4460, Page 59, and as established in Master Deed of record in Book 4562, page 474, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Donna M. Robinson from Steve W. Waldrop by Warranty Deed dated April 19, 2002 and recorded April 23, 2002 in Instrument Number 200204230049914, Register's Office for Davidson County, Tennessee.

( ) **unimproved**
This is (X) improved property know as 8207 Sawyer Brown Road, Apt J5, 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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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, 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 31st day of May, 2017

Donna Robinson

Donna M. Robinson

State of Tennessee
County of Williamson

Personally appeared before me, April G. Nichols a Notary Public in and for said County and State, the within named Donna M. Robinson, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 31st day of May, 2017.

Notary Public
My Commission Expires: 6-30-2019

APRIL G. NICHOLS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY