WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/14/04 13:08 2pgs
Fees:13.00 Taxes:1665.00

20041214-0148536

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $450,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF DECEMBER, 2004.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

DAWN D. CHASE
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TN
MY COMMISSION EXPIRES 5/23/2006

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Lang Jr.	National City Mortgage Company dba Commonwealth United Mortgage	159-00-0-149
(NAME) 900 Old Hickory Blvd.	(NAME) 3232 Newmark Drive	
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Miamisburg, Ohio 45342	
(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, **Jayanti D. Patel (also known as Jayantibhal D. Patel)**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David L. Lang Jr. and Marie Y. Lang** , 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:

BEING Lot No. 6, Bokor Heights, Section One, as shown by plat of record in Plat Book 3842, Page 268, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Jayanti D. Patel, by Deed from Michael E. Tabers, unmarried, dated May 12, 2004, filed for record on May 17, 2004, in Instrument Number 200405170057706, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easement of record, (3) all subdivision / condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 900 Old Hickory Blvd., Brentwood, TN 37027

(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 6th day of December, 2004.

J. D. PATEL

Jayanti D. Patel

K. M. PATEL ATTY. IN FACT

State of Tennessee
County of Williamson

On this the 6th day of December, 2004, before me, the undersigned authority, personally appeared Karthkumar Patel **, known to me (or satisfactorily proven) to be the person whose name is subscribed as attorney in fact for Jayantibhal Patel,* and acknowledged that** he **executed the same as the act of his/her principal for the purposes therein contained.**

* a/k/a Jayant: D. Patel

In witness whereof I hereunto set my hand and official seal this 6th **day of December, 2004.**

DAWN D. CHASE NOTARY PUBLIC AT LARGE WILLIAMSON CO., TN MY COMMISSION EXPIRES 5/23/2006

My Commission Expires:

Notary Public

File Number2410115

RETURN TO:
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