WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $90,000.00

Amanda Caree Rich
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF JUNE, 2008.

Kathy Snider
Notary Public

MY COMMISSION EXPIRES: My Commission Expires May 22, 2010

(AFFIX SEAL)

KATHY SNIDER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Davidson County DEEDWARR
Recvd: 07/01/08 13:33 2 pgs
Fees:13.00 Taxes:333.00

20080701-0067807

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amanda Caree Rich	Bank of America	Map 119-14-A
(NAME) 2929 Selena Drive	(NAME) 9000 Southside Blvd, Suite 600	Parcel 131 CO
(ADDRESS) Nashville, TN 37211	(ADDRESS) Jacksonville, FL 32256	
(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, I, **KENDALL MOORE, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **AMANDA CAREE RICH, UNMARRIED,** 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 Unit No. 131 on the plan of Kingswood Condominiums, of record in Plat Book 4955, page 25, as amended in Plat Book 5200, page 520, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof, together with the undivided percentage interest in the common elements appurtenant to said Unit, as set forth in Exhibit "C" of the Master Deed of record in Book 5552, page 732, as amended in Book 6058, page 320, said Register's Office.

Being the same property conveyed to Kendall Moore, unmarried, by deed dated November 10, 2005, from Darren Kennedy, married, of record in Instrument #20051115-0137936, said Register's Office.

This conveyance is subject to (a) 2008 real property taxes; (b) all matters appearing on the plan of record in Book 4955, page 25, as revised in Book 5200, page 520, said Register's Office; (c) Master Deed and Bylaws of record in Book 5552, page 732 and in Book 6058, page 320, said Register's Office; (d) Sewers easements of record in Book 3645, page 9, Book 3822, page 25, Book 4259, page 977 and Book 4260, page 332, said Register's Office; and (e) BellSouth easement of record in Book 11362, page 523, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 2929 Selena Drive, Nashville, Tennessee 37211
(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 hand this 30th day of June, 2008.

Kendall Moore By Kevin D. Montgomery, his attorney in fact
Kendall Moore By Kevin D. Montgomery,
His Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30 day of June, 2008, before me personally appeared Kevin D. Montgomery, to me known to be the person who executed the foregoing instrument on behalf of Kendall Moore and acknowledged that he executed the same as the free act and deed of Kendall Moore.

Witness my hand and official seal at Nashville, Tennessee this 30th day of June, 2008.

Commission expires:

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 22, 2010

Notary Public