WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/11/10 09:10 3 pgs
Fees:18.00 Taxes:1239.50
20100311-0018591

TARA STEWARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $335,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF MARCH, 2010

Tara Steward
Notary Public

MY COMMISSION EXPIRES: 8/23/11
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Ghazarian	Provident Funding Associates, L.P.	132-07 33.00
(NAME)	(NAME)	
4318 Prescott Rd.	1633 Bayshore Highway, Suite 155	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Burlingame CA 94010	
(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, **William W. Dick, III, Executor for the Estate of William W. Dick, Jr.**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David Ghazarian and Grace S. Kuyumjian, 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:

Being lot No. 29 on the Plan of Southmeade, as of record in Book 1835, pages 118 and 119, Register's Office for said County.

Said lot No. 29 fronts 176 feet on the easterly side of Prescott Road and runs back 289.1 feet on the northerly line and 302.9 feet on the southerly line to a dead line, which is a broken line, measuring 143 feet thereon.

Being the same property conveyed to William W. Dick, Jr. and Dorothy L. Dick by Deed from Homer J. Gatlin and wife, Nellie S. Gatlin, of record in Book 3068, page 315, dated April 27, 1960, Register's Office for Davidson County, Tennessee. William W. Dick, Jr. and Dorothy L. Dick having since died and subject property being vested in William W. Dick, III as Executor of the Estate of William W. Dick, Jr., Probate Court of Davidson County, Tennessee, Docket #08P1444.

This conveyance is subject to the following: Taxes for the year 2010, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 1835, pages 118-119; restrictions of record in Book 1788, page 105, Book 2044, page 31 and Book 2046, page 541; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 4318 Prescott Rd., 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 hand this 8th day of March, 2010.

William W. Dick , III
Executor of the Estate of William W. Dick, Jr.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared William W. Dick, III, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon this oath acknowledged himself to be the Executor of the Estate of William W. Dick, Jr., the within named bargainor, and that he as such Executor, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Estate by the said William W. Dick, III as such Executor.

Witness my hand and official seal at Franklin, Tennessee, this 8th day of March, 2010.

Notary Public

My Commission Expires:_____

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN
My Commission Expires September 18, 2012

Certificate of Authenticity

I, John Cobb Rochford, 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.

John Cobb Rochford

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Tara Steward, a notary public for this county and state, John Cobb Rochford who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Tara Steward

Notary's Signature

TARA STEWARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 8/23/11