THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:
W. AARON FORTNER, ATTORNEY AT LAW
c/o 12 Cadillac Drive, Ste. 450
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20110056641 DEEDWARR
Recvd: 09/13/11 09:31 2 pgs
Fees:13.00 Taxes:81.03
20110913-0070867

WARRANTY DEED

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Dalvin Mora 272 Wilson Street Perth Amboy, NJ 08861	Same as New Owner	133-15-0A-059.00 CO

For and in consideration of the sum of Ten Dollars, cash paid in hand paid by the hereinafter named Grantee, and for other good and valuable consideration, the receipt of which is hereby acknowledged, I, **MATTHEW C. CLARKE**, hereinafter called the Grantor, have bargained and sold, and by these presents do hereby transfer and convey unto **DALVIN MORA**, hereinafter called the Grantee, his heirs and assigns, the following described Real Property in **Davidson** County, State of Tennessee, described as follows, to wit:

Unit K-1, of Pagoda Condominiums created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated and as established by a Master Deed of record in Book 6111, page 22, undivided percentage interest in the Common Elements, appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Pagoda Condominium set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Matthew C. Clarke, married, by Quitclaim Deed from Nelson Wennerlund, married, of record in Instrument No. 20110728-0057876, dated 7/28/2011, Register's Office for Davidson County, Tennessee. This was never the residence of the Grantor.

This is improved property known as **320 Welch Road, #K1, Nashville, Tennessee 37211 .**

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, forever. GRANTOR covenants with said GRANTEE 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 set out herein. We do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors 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 **9th** day of **September**, **2011**:

MATTHEW C. CLARKE

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **MATTHEW C. CLARKE**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 9th day of September, 2011:

My Commission Expires: 4/15/2014

Notary Public

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $21,900.00.

Lindsay Lopez
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 9th DAY OF SEPTEMBER, 2011:

Notary Public

My Commission Expires: 6/15/2014

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON