BILL GARRETT, Davidson County
Trans:T20110080550 DEEDWARR
Recvd: 12/20/11 13:41 2 pgs
Fees:13.00 Taxes:512.45
20111220-0099367

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $138,500.00

Affiant

CAROL T BAKER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Subscribed and sworn to before me, this 16th day of December, 2011.

Notary Public
My commission expires: 3/19/2013

02-1101-47234

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Jennifer L. Murray 7277 Charlotte Pike, #265 Nashville TN 37209	New Owner	114-08-0-C 065.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sugani Leman, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jennifer L. Murray, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Being Unit 62 on the Plan of West Park Phase 2 as established by a Master Deed for West Park Homeowners Association, Inc., of record as Instrument Number 20040304-0024541, as amended by First Amendment and Supplement to the Declaration of Covenants Conditions and Restrictions and By-Laws for West Park Homeowner's Association, Inc. of record as Instrument Number 20041221-0151636, Register's Office for Davidson County, Tennessee and as further set out on a Plan of West Park Phase 2 of record as Instrument Number 20041112-0136248, Register's office for Davidson County, Tennessee, to which Master Deed and Plan reference is made for a more complete description.

Being the same property conveyed to Sugani Leman, unmarried, by deed from NVR, Inc., a Virginia Corporation T/A Fox Ridge Homes, dated 6/30/06, recorded 7/5/06, of record in Instrument Number 20060705-0079821, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 7277 Charlotte Pike, #265, Nashville, TN 37209

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 day of , 2011.

Sugani Leman

Sugani Leman

STATE OF
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Sugani Leman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 2nd day of ~~A~~April , 2011.

Sandra Frazier 5/20/14

Notary Public

SANDRA M FRAZIER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission expires