WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $179,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF NOVEMBER, 2012.

Notary Public

MY COMMISSION EXPIRES: July 29, 2013.
(AFFIX SEAL)

TAMIRA J. PYSZKA STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

MY COMMISSION EXPIRES JULY 29, 2013

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jordan W. Young	Envoy Mortgage	126-15-0B-298.00
(NAME)	(NAME)	
8104 Boone Trace	5100 Westheimer Rd.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Houston, TX 77056	
(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, Jeffrey M. Wesolowski, unmarried HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jordan W. Young, 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 Lot No. 90 on the Plan of Section Four, Lexington Point, of record in Instrument Number 20020116-0006343, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Jeffrey M. Wesolowski, unmarried, by Warranty Deed from NVR, Inc., a Virginia Corporation Trading as Fox Ridge Homes, dated 3/27/03 and recorded 3/28/03 in Instrument Number 20030328-0040831, Register's Office for Davidson County, Tennessee.

Subject to Declaration of Restrictive Covenants of record in Instrument Number 20001018-0103445; supplemented in Instrument Number 20020219-0021061. HOA Charter of record in Instrument Number 20001020-0104424. All existing easements and all other matters shown on plat of record in Instrument Number 20020116-0006343, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 8104 Boone Trace, Nashville, TN 37221

(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.

BILL GARRETT, Davidson County
Trans:T20120086527 DEEDWARR
Recvd: 11/13/12 13:55 2 pgs
Fees:13.00 Taxes:662.30
20121113-0104423

Witness my hand this 6th day of November, 2012.

Jeffrey M. Wesolowski by Kasey Kelchner, Attorney-in-Fact

Jeffrey M. Wesolowski by Kasey Kelchner,
Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 6th day of November 2012 before me personally appeared Kasey Kelchner, the person who executed the foregoing instrument on behalf of Jeffrey M. Wesolowski, and acknowledged that he executed the same as the free act and deed of the said Jeffrey M. Wesolowski, through Power of Attorney granted 11-2-12 by the said Jeffrey M. Wesolowski.

Witness my hand and official seal at Franklin, Tennessee this 5th day of November, 2012.

Commission expires: July 29, 2013

TAHIRA J. PYSZKA STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

MY COMMISSION EXPIRES JULY 29, 2013

Tahira J. Pyszka Notary Public