WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120095188 DEEDWARR
Recvd: 12/12/12 14:54 2 pgs
Fees:13.00 Taxes:740.00
20121212-0114638

DANA DELWORTH 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 $200,000.00

Cari Test
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF NOVEMBER, 2012.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
West End Title & Escrow, LLC, 1720 West End Avenue, Suite 300, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Meenal Chaudhary	Mortgage Investors Group	161-13-0B-202 CO
(NAME)	(NAME)	
202 Brushy Creek Lane	8320 East Walker Springs Lane #200	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Knoxville, TN 37923	
(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, Amy Arnold Martin, married, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Meenal Chaudhary and Sumedh Chaudhary, wife and husband HEREINAFTER CALLED THE GRANTEES, HER 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. 202 on the Plan of Creekside at Brentwood, as shown on Final Plat of record in Instrument Number 20090730-0071237, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to AMY ARNOLD, AN UNMARRIED WOMAN, by deed from PULTE HOMES TENNESSEE LIMITED PARTNERSHIP, NEVADA LIMITED PARTNERSHIP, of record as Instrument No. 20051102-0132339, dated October 28, 2005, said Register's Office.

This conveyance is subject to: 2012 property taxes which are a lien and due and payable; all matters appearing on the Master Deed of record as Instrument No. 20050204-0013611, as amended as Instrument No. 20050329- 0034131, and as Instrument No. 20050822-0100021, Register's Office for said County; and any and all restrictions and easements of record.

Cory Martin, spouse of Amy Arnold Martin, joins in the execution of this instrument to convey his marital interest in the subject property.

unimproved ☐

This is improved ☒ property, known as 202 Brushy Creek Lane, Nashville, TN 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 our hands this 30th day of November, 2012.

Amy Arnold Martin

Cory Martin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Amy Arnold Martin and husband, Cory Martin, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 30th day of November, 2012.

Notary Public

PAUL F. SOPER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires 5/20/14