(3)

Return to:
Bridgehouse Title
342 Cool Springs Blvd. Ste. 202
Franklin, TN 37067

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $190,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF July, 2013.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

MISTY M. THOMPSON NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 05/17/2015

R-VRES-13-910

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jesica M. Englehardt (NAME)	First Community Mortgage, Inc (NAME)	
910 Ireland Street (ADDRESS)	275 Robert Rose Dr. (ADDRESS)	082-13-0B-008.00
Nashville, TN 37208 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we **CHADD JASON MOORE,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **JESICA M. ENGLEHARDT, a single person,** hereinafter called the Grantee(s), their heirs and assigns, that certain tract o land in **DAVIDSON** COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 8, IRELAND 28 CONDOMINIUMS, AS SHOWN OF RECORD IN INSTRUMENT NUMBER 20040405-0037953, AS ESTABLISHED UNDER MASTER DEED OF RECORD IN INSTRUMENT NUMBER 20040416-0043331, AS AMENDED IN INSTRUMENT NUMBER 20040429-0048695, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH MASTER DEED REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID UNIT, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS AS SHOWN ON SAID MASTER DEED.

BEING THE SAME PROPERTY CONVEYED TO CHADD JASON MOORE BY DEED FROM JASON JACOBS AND WIFE, SASHA JACOBS OF RECORD AT INSTRUMENT NO. 20050825-0102008, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED AUGUST 5, 2005 AND RECORDED ON AUGUST 25, 2005.

THIS CONVEYANCE IS SUBJECT TO A) 2013 PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE (S) HEREIN; B) INSTRUMENTS OF RECORD IN INSTRUMENT 20040405-0037953, SAID REGISTER'S OFFICE; C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

NOTE: LISA MOORE JOINS IN THE EXECUTION OF THIS INSTRUMENT FOR THE PURPOSE OF CONVEYING HER INTEREST, MARITAL OR OTHERWISE, IN THE ABOVE DESCRIBED PROPERTY.

BILL GARRETT, Davidson County
Trans: T20130058110 DEEDWARR
Recvd: 07/09/13 09:03 2 pgs
Fees: 13.00 Taxes: 703.00

20130709-0070606

This is
( ) unimproved
(X) improved
property known as **910 Ireland Street Nashville, Tennessee 37208**
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 5th day of July, 2013.

Chadd Jason Moore by John Gleaves as
Attorney In Fact

Lisa Moore by John Gleaves as
Attorney In Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 5th day of July, 2013, before me personally appeared John Gleaves to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Chadd Jason Moore and who acknowledged he/she/they executed the same as the free act and deed of the said Chadd Jason Moore.

Witness my hand and official seal, this the 5th day of July, 2013.

Notary Public

BRIAN D. MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:
January 9, 2016

STATE OF Tennessee
COUNTY OF Davidson

On this the 5th day of July, 2013, before me personally appeared John Gleaves to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Lisa Moore and who acknowledged he/she/they executed the same as the free act and deed of the said Lisa Moore.

Witness my hand and official seal, this the 5th day of July, 2013.

Notary Public

BRIAN D. MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:
January 9, 2016

RETURN TO:
Rudy Title & Escrow
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Nashville, TN 37212