Davidson County DEEDWARR
Recvd: 07/23/13 11:08 3 pgs
Fees:18.00 Taxes:7131.75
20130723-0076063

WARRANTY DEED

John M. Wells State of Tennessee Notary Public Davidson County

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,927,500.00

Affiant

Subscribed and sworn to before me, this 19th day of July, 2013

Notary Public

MY COMMISSION EXPIRES: 7/6/2015
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ravi S Chari	Bank of America NA	116-06-0
(NAME)	(NAME) c/o PHH Mortgage	(MAP)
112 Belle Meade Blvd	1 MortgageWay	024.00
(ADDRESS)	(ADDRESS) Mt. Laurel, NJ 08054	(PARCEL)
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Michael I. Mossman and wife Linda P. Mossman, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Ravi S Chari and Sharon E Albers,* hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

*husband and wife

Land in Davidson County, Tennessee, being Reserved Parcel on the Plan of Massey-Clements Subdivision of record in Plat Book 4175, Page 146, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Michael I. Mossman and wife, Linda P. Mossman, by Deed from Thomas Groh and wife, Teresa Groh, of record in Book 9344, Page 456, Register's Office for Davidson County, Tennessee, dated May 10, 1994 and recorded on May 13, 1994.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 112 Belle Meade Blvd, Nashville, Tennessee 37205

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 my/our hand(s) this 19th day of July, 2013.

Michael I. Mossman

Linda P. Mossman

Linda P. Mossman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Michael I. Mossman and wife, Linda P. Mossman with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Nashville, Tennessee, on this the 19th day of July, 2013.

Notary Public

My Commission Expires: 7/9/2015

John M. Wells
State of Tennessee
Notary Public
Davidson County

True Copy Certification

I, Cheryl Dillon, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Ryan Rafoth, a notary public for this county and state, Cheryl Dillon, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 6-26-16
Notary' Seal (if on paper)

