WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130078632 DEEDWARR
Recvd: 09/11/13 10:13 2 pgs
Fees:13.00 Taxes:1276.50
20130911-0095789

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $345,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF SEPTEMBER, 2013.

Notary Public

MY COMMISSION EXPIRES: 10/18/2016
(AFFIX SEAL)

DANA DELWORTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Surindra Pal	New Owner	160-16-B-96.00 CO
(NAME)	(NAME)	
629 Palisades Ct.		
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(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, **Stephen Tulloch, an unmarried man,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Surindra Pal, a married man,** 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. 120 on the Plan of Revision One Section One Brentwood Chase, as of record in Book 9700, pages 936-941, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Stephen Tulloch by Warranty Deed from Gregory L. Lorenzi and wife, Brittany T. Lorenzi, dated March 16, 2007, of record in Instrument No. 20070320-0034033, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2013, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 9700, page 936 and 941; restrictions of record in Book 11388, page 55, Instrument No. 20000531-0053797, 20000531-0053798, 20000831-0086366 and 20030728-0105194; charter of record in Instrument No. 20000524-0051842; easements of record in Book 7902, page 389, Book 8371, page 320 and Book 8371, page 389; deed to HOA for common areas of record in Instrument No. 20010208-0012529; stormwater detention agreement of record in Book 11115, page 281 and 286; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 629 Palisades Ct., Brentwood, TN 37027
(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 I do covenant with the said GRANTEES that I am 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 I do further covenant and bind myself, my 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 hand this 4th day of September, 2013.

Stephen Tulloch

09/04/13

STATE OF MICHIGAN
COUNTY OF OAKLAND
Acting in WAYNE

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Stephen Tulloch, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Allen Park, Michigan, this 4th day of September, 2013.

JUDITH KOWALKOWSKI NOTARY PUBLIC OAKLAND COUNTY, MI

Notary Public

My Commission Expires: 7-2-14