BILL GARRETT, Davidson County
Trans:T20130098396 DEEDWARR
Recvd: 11/19/13 15:25 2 pgs
Fees:13.00 Taxes:610.50
20131119-0119405

This Instrument Prepared by:
Legends Title Services, LLC
2494 N. Mt. Juliet Road Suite 300
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Marcus A. Loupe
234 Summit Ridge Drive
Nashville, TN 37215

SEND TAX BILL TO:
Southeast Financial Credit Union
220 S. Royal Oaks Blvd
Franklin, TN 37064

MAP/PARCEL 131-05-0-B-234.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, **David Shyh-Wei Chi and wife, Sue Yue Chi,** has this day bargained and sold, and does hereby transfer and convey unto **Marcus A. Loupe,** UNMARRIED certain land situated in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 234, together with the appurtenant interest in the common elements of Four Seasons Condominiums, a horizontal property regime, established by Master Deed and By-laws, of record in Book 6841, Page 349, amended in Book 6847, Page 122, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "D" to the aforementioned Master Deed and being located upon Tract No. 1 on the Plan of Clark Gower Property of record in Plat Book 5050, Page 30, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description thereof.

Being the same property conveyed to David Shyh Wei Chi and Sue Yue Chi, husband and wife by Warranty Deed from Harry V. May, an unmarried person of record at Instrument No. 20080502-0044932, Register's Office for Davidson County, Tennessee, dated April 30, 2008 and recorded on May 02, 2008.

Also known as 234 Summit Ridge Dr., Nashville TN 37215

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

I COVENANT with the Grantees herein that I am lawfully seized and possessed of said lands in fee simple; that I have a good and lawful right to convey same; and I do warrant and will forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 2013 shall be prorated as of the date of this deed.

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon

inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in Book 5050, page 30, and restrictions in Book 6841, page 349, amended in Book 6847, page 122, and encumbrances as may be shown of record in the office of the Register of Deeds where the real property is situated.

RULES AND REGULATIONS: This conveyance is made subject to all Governmental rules and regulations and all Davidson County Health Department rules and regulations.

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 15th day of November, 2013.

11/15/13
David Shyh-Wei Chi

11/15/13
Sue Yue Chi

STATE OF TN
COUNTY OF Greene

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **David Shyh-Wei Chi and Sue Yue Chi,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he/she/they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 15th day of November, 2013.

NOTARY PUBLIC

KIMBERLY JONES STATE OF TENNESSEE NOTARY PUBLIC GREENE COUNTY

My Commission Expires: 3.24.15

STATE OF TN
COUNTY OF

The actual value or consideration, whichever is greater, for this transfer is $165,000.00.

AFFIANT

Subscribed and sworn to before me this the 15th day of November, 2013.

NOTARY PUBLIC

STEVEN T. MORRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 3, 2017

My Commission Expires: 7-3-17