WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140038741 DEEDWARR
Recvd: 06/03/14 11:53 2 pgs
Fees:13.00 Taxes:879.31
20140603-0047823

R-VRES-14-2925

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $237,650.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF MAY, 2014.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

JOEY SANDERS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires November 17, 2014

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Sundra Y. Mitchell	New Owner	
(NAME)	(NAME)	**142160C03800CO**
2925 Glenway Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(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, I/we **HIMAKARA G. BORRA AND SRAVANI BORRA, HUSBAND AND WIFE,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **SUNDRA Y. MITCHELL** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 8, FINAL PLAT, DEVON GLEN, PHASE I, as shown on plat of record in Plat Book 7900, Page 457, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Himakara G. Borra and Sravani Borra, husband and wife by Deed from Chong U. Yi and Sang Yi, recorded on the 3rd day of May, 2001 in Instrument No. 20010503-0045252, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to:
- County of Davidson taxes for the year 2014 prorated and assumed by Grantee herein
- Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of FINAL PLAT, DEVON GLEN, PHASE I, as recorded in Plat Book 7900, Page(s) 457, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).
- Covenants, Conditions and Restrictions as set forth in Deed recorded in Book 7517, Page 283, Book 7517, Page 367, Book 8120, Page 485, Book 8180, Page 230, Book 8180, Page 232, Book 8712, Page 618, Book 8796, Page 416, Book 9150, Page 182, Book 10692, Page 750, Book 8180, Page 222, Book 8712, Page 620 and Book 8796, Page 410 , but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).
- Terms and provisions of by-Laws of Devon Hills Community Association, Inc. recorded in Book 7517, Page 344 as amended in Book 10692, Page 753.
- Charter of Devon Hills Community Association, Inc. recorded in Book 7520, Page 564.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **2925 Glenway Drive, Nashville, Tennessee 37221**.

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 the 30th DAY OF MAY, 2014.

Himakara G. Borra

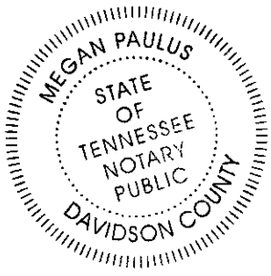
Sravani Borra

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, HIMAKARA G. BORRA, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th of May, 2014.

Notary Public
My Commission Expires: 1-9-16
(SEAL)



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SRAVANI BORRA, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th of May, 2014.

Notary Public
My Commission Expires: 1-9-16
(SEAL)

