WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. M14-1026

BILL GARRETT, Davidson County
Trans:T20140041536 DEEDWARR
Recvd: 06/12/14 11:48 2 pgs
Fees:13.00 Taxes:607.91
20140612-0051291

WARRANTY DEED

DEBORAH L. BISSELL STATE OF TENNESSEE NOTARY PUBLIC PERRY COUNTY My Commission Expires June 1, 2015

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $164,300.00

Bradley J. Weckesser
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 10th day of June, 2014

Deborah Bissell
Notary Public

MY COMMISSION EXPIRES: 6-1-15
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title And Escrow Series, LLC, 2742 N. Mt. Juliet Road, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bradley J. Weckesser and Emily K. Weckesser	Churchill Mortgage	07511006100
(NAME) 500 Belgium Dr	(NAME) 761 Old Hickory Blvd, Ste 400	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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/WE, **David Sharifi**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Bradley J. Weckesser and Emily K. Weckesser, husband and wife**, 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 described as follows:

BEING Lot No. 371 on the Plan of Highlands of Tulip Grove, Section 3, as of record in Book 4675, page 140, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Andrea N. Morawe, a married person by deed dated November 18, 2006, of record in Instrument No. 20061120-0143636, Register's Office for Davidson County, Tennessee. ALSO being the same property conveyed to The Bank of New York Mellon, f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2005-AA6, by First Horizon Home Loans, a division of First Tennessee Bank National Association, Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement by deed dated October 1, 2013, of record in Instrument No. 20131003-01003848, Register's Office for Davidson County, Tennessee. FURTHER being the same property conveyed to David Sharifi, a married man by Special Warranty Deed from The Bank of New York Mellon, f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2005-AA6, by First Horizon Home Loans, a division of First Tennessee Bank National Association, Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement dated December 6, 2013, of record in Instrument No. 20131217-0127115, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

The subject property is neither the principal residence of Grantor nor his spouse or any dependant

unimproved ☐
This is improved ☒ property, known as 500 Belgium Dr, Hermitage, TN 37076

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, has 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 our hands this 10th day of June, 2014

David Sharifi

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, **David Sharifi**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 10th day of June, 2014

Notary Public

My commission expires: 