Prepared by:
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Attorney at Law
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BILL GARRETT, Davidson County
Trans:T20140055665 DEEDWARR
Recvd: 07/31/14 13:22 2 pgs
Fees:13.00 Taxes:863.95

20140731-0068417

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $233,500.00

Affiant

Subscribed and sworn to before me, this 28th day of July 2014.

Notary Public
My commission expires SEP 2 0 2016

KRISTEN M. TRAINI
Notary Public At Large
SUMNER COUNTY, TENN.

Address of New Owner:	Send Tax Bills to:	Tax Information
Nadir Mardonov	BancorpSouth Bank	093-061D-407.00
309 Church St. #407	P.O.Box 4360	
Nashville TN 37201	Tupelo, MS 38803-4360	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Wilton F. Weller and wife Gisela Ursula Weller also known as Gisela Pippy Weller, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Nadir Mardonov, unmarried, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit 407 and one parking space, The Exchange of the Banner Block Condominiums, as established under Master Deed of record in Instrument 20050527-0060419, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more complete and accurate description of said Unit.

Being the same property conveyed to Wilton Weller and Gisella Pippy Weller by Warranty Deed from The Exchange Lofts, LLC of record in Instrument No. 20050906-0106568 and dated July 8, 2007, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2014 taxes, a lien which are not yet due and payable. 2) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Book 9028, page 613, and amended in Book 11625, Page 280 Register's Office for Davidson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of The Exchange of the Banner Block Condominiums

This property is improved property known as 309 Church St. #407, Nashville, Tennessee 37201

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. Grantors covenant with Grantee(s) that Grantor(s) 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 24 day of July, 2014.

Wilton F. Weller

Gisela Ursula Weller, also known as Gisela Pippy Weller

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wilton F. Weller and Gisela Ursula Weller, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 24 day of July, 2014.

Notary Public

My Commission expires: 2/23/15

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

FILE NO: 08326