BILL GARRETT, Davidson County
Trans:T20150024785 DEEDWARR
Recvd: 04/06/15 10:23 2 pgs
Fees:13.00 Taxes:673.40
20150406-0029378

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN155534

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $182,000.00. AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd day of April, 2015. NOTARY PUBLIC My commission expires: 7/6/2015

John M. Wells
State of Tennessee
Notary Public
Davidson County

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Judith Boroson and Bernard Boroson 8415 Carbay Circle Brentwood, TN 37207	MB Financial Bank,N.A. P O Box 5312 Cincinnati, OH 45201	181 14 0A 140.00C0

FOR AND IN CONSIDERATION of the sum of One Hundred Eighty Two Thousand and 00/100 Dollars ($182,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **JOSEPH A. MASSA, IV AND MEGAN MASSA, HUSBAND AND WIFE**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **JUDITH S. BOROSON AND BERNARD A. BOROSON, WIFE AND HUSBAND,** hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit 194 on the Plan of The Villas at Concord Place, Phase 3, as shown on Exhibit A1 to the Second Supplemental Declaration to the Declaration of Protective Covenants, Conditions, Restrictions, and Easements for The Villas at Concord Place, of record in Instrument Number 20060731-0092350, in the Register's Office of Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description thereof.

BEING the same property conveyed to Joseph A. Massa IV, an unmarried man, by Deed dated March 22, 2007 and recorded March 28, 2007, of record in Instrument Number 20070328-0037186, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that he is lawfully seized and possessed of said real estate; that he have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 2nd day of April, 2015.

JOSEPH A. MASSA, IV

MEGAN MASSA

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Joseph A. Massa, IV and Megan Massa, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 2nd day of April, 2015.

Notary Public

Bryant L. Grantham
Printed Notary Name

My commission expires: 7-24-2017

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY