Davidson County	DEEDWARR
Recvd: 04/21/15 13:31	3 pgs
Fees:18.00 Taxes:1054.50	
20150421-0035533	

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $285,000.00

Affiant

Subscribed and sworn to before me, this 21 day of April, 2015

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 6, 2017

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lindsey Bachelder	Guaranteed Rate, Inc.	155-10-0A
(NAME)	(NAME)	(MAP)
8481 Indian Hills Drive	3940 N. Ravenswood	036.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37221	Chicago IL 60613	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Tihamer Levendovszky and wife, Swati D. Rane, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Lindsey Bachelder, an unmarried woman, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 88 on the Final Plat of McCrory Trace Estates, of record in Plat Book 6900, Pages 720, 721, 722 & 723, as amended by Surveyor's Correction of record in Book 7825, Page 429, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of the property.

Being the same property conveyed to Tihamer Levendovszky and Swati D. Rane, husband and wife by Warranty Deed from Elizabeth Porter Bumpous, an unmarried woman, of record in Instrument No. 20130909-0094986, Register's Office for Davidson County, Tennessee, dated September 6, 2013 and recorded on September 9, 2013.

This conveyance is subject to the taxes for the current year and subsequent years; all matters shown on the Plan of record in Plat Bok 6900, pages 720, 721, 722 & 723 as amended in Book 7825, page 429; Restrictions of record in Book 7241, page 597 as amended in Book 7576, page 846; By-Laws of record in Book 7576, page 831; conveyance of common area of record in Book 7820, page 342 and Book 8013, page 698; transmission line easement of record in Book 4150, page 109; and public utilities easement of record in Instrument No. 20021104-0134797, all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 8481 Indian Hills 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 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, 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 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 my/our hand(s) this 17th day of April, 2015.

Tihamer Levendovszky

Swati D. Rane

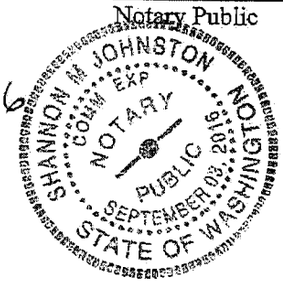
STATE OF WA
COUNTY OF King

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Tihamer Levendovszky and Swati D. Rane with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Seattle, WA (city, state), on this the 17 day of April, 2015.

Shannon M Johnston
Notary Public

My Commission Expires: 9-3-16



True Copy Certification

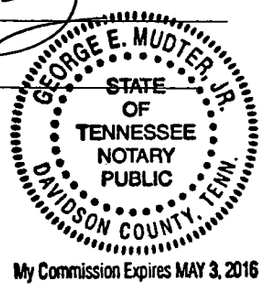
I, KELLY E. COX, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

KELLY E. COX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, GEORGE E. MUDTER, JR., a notary public for this county and state, KELLY E. COX, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires:
Notary Seal:



My Commission Expires MAY 3, 2016