Davidson County DEEDWARR
Recvd: 09/10/15 11:06 2 pgs
Fees:13.00 Taxes:958.30
20150910-0091944

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $259,000.00.

Affiant

Subscribed and sworn to before me, this 4th day of September, 2015.

Notary Public
My commission expires: 11-6-17

06-1507-76139

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Sricharan Moturi 900 19th Avenue South, #708 Nashville TN 37212	New Owner	092-16-0-B-077.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **The Pravinchandra B. Roy Trust**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Sricharan Moturi and Anuradha Chinta, husband and wife**, hereinafter called the Grantees, their successors 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 Unit No. 708, on the Plan of University Square Condominium Apartments, as established by the Master Deed of record in Book 7051, Page 529, and Book 7119, Page 884, and as shown on the plan of record in Book 6900, Page 124, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to The Pravinchandra B. Roy Trust by deed from Albert Jolson A/K/A Asa Albert Jolson, dated May 27, 2011, recorded June 1, 2011, of record in Instrument No. 20110601-0041797, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 900 19th Avenue South, #708, Nashville, TN 37212.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 13th day of August, 2015.

Pravinchandra B. Roy, Trustee of The
Pravinchandra B. Roy Trust

OFFICIAL SEAL
ERIC MAGNUSON
Notary Public - State of Illinois
My Commission Expires Feb 10, 2016

STATE OF IL
COUNTY OF WINNEBAGO

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Pravinchandra B. Roy, Trustee of the **The Pravinchandra B. Roy Trust** , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in ROCKFORD, IL, this 13TH day of August, 2015.

Notary Public

My Commission expires:
2/16/16

I, Andy Maloney, 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.

Signature

State of TN
County of Davidson

Personally appeared before me, Jennifer Pierce, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 11-6-17