BILL GARRETT, Davidson County
Trans:T20160051120 DEEDWARR
Recvd: 06/16/16 11:59 3 pgs
Fees:18.00 Taxes:3607.50

20160616-0061110

This instrument prepared by:
Fidelity Residential Solutions
120 Longwater Drive Suite 106
Norwell, MA 02061
767043 416516-000449
Kathleen Shea

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) Jordan R. Marshall	(NAME) Movement Mortgage	130-08-0-043.00
(STREET ADDRESS OR ROUTE NUMBER) 4337 Sneed Road	(STREET ADDRESS) P.O. Box 10610	
(CITY) (STATE) (ZIP) Nashville, TN 37215	(CITY) (STATE) (ZIP) Virginia Beach, VA 23450	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Matthew Moudy and Margret Moudy, husband and wife have this day bargained and sold, and do hereby transfer and convey unto the said Jordan R. Marshall and Julie C. Marshall, Husband * the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

*and wife

See Attached Exhibit "A".

Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. _____ in the Register's Office of _____ County, Tennessee.

STATE OF TN
COUNTY OF WILLIAMSON The actual consideration or value whichever is greater, for this transfer is $ 975,000.00

Affiant _____

Subscribed and sworn to before me this the 15th day of June 2016.

My commission expires: 9-11-17 Notary Public _____

(Affix Seal)

JANICE H. COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

This is unimproved ( ), known as 4337 Sneed Road, Nashville, TN 37215
improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hand this 1ST day of April, 2016, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Matthew C. Moudy
Matthew Moudy

x Margret Moudy
Margret Moudy

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, ~~X~~ Susan M. Carroll, a Notary Public in and for said County and State, Matthew Moudy, the within named bargainor married (fill in marital status), 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, at office, this 1ST day of April, 2016.

✓ Susan M. Carroll (This area for official notarial seal)
Notary Public
My Commission Expires: ✓ July 8, 2019

SUSAN M. CARROLL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 8, 2019

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, Susan M. Carroll, a Notary Public in and for said County and State, Margret Moudy, the within named bargainor married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1ST day of April, 2016.

✓ Susan M. Carroll (This area for official notarial seal)
Notary Public
My Commission Expires: ✓ July 8, 2019

SUSAN M. CARROLL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 8, 2019

EXHIBIT "A"

LEGAL DESCRIPTION

File No.: P16-7474-RELO Commitment No.: P16-7474-RELO

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being the North one-half of Lot No. 13 on the Plan of Bellemeade Annex Subdivision of record in Plat Book 547, Page 66, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said part of Lot No. 13 fronts 100 feet on the Westerly side of Sneed Avenue and runs back between parallel lines, 295 feet to a 5 foot reserved strip.

Being the same property conveyed to Matthew Moudy and wife, Margret Moudy by Warranty deed from E. Townes Duncan and wife, Ellen M. Duncan of record in Instrument No. 20061005-0123973 Register's Office for Davidson County, Tennessee, dated September 29, 2006 and recorded on October 05, 2006.