WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170005179 DEEDWARR
Recvd: 01/19/17 09:44 2 pgs
Fees:13.00 Taxes:721.13
20170119-0005805

B-CP-16-415-T

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $194,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF JANUARY, 2017.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2020

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jared M. Parchem	**Movement Mortgage, LLC**	
(NAME)	(NAME)	
415 Post Creek Rd	**Trailing Docs** 8024 Calvin Hall Rd	**128-15-0-B-415.00CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221-2132	**Indian Land, SC 29707**	
(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, **MICHAEL A. MOORE, AN UNMARRIED MAN,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **JARED M. PARCHEM,** a single man hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that 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. 415, on the Plan of Post House Bellevue Condominium, Phase One, according to the Master Deed of record in Book 6838, Page 445, as amended in Book 6846, Page 811, Book 6846, Page 816, Book 6846, Page 821, Book 8044, Page 195, Book 8047, Page 867, Book 8101, Page 562 and Book 8626, Page 588, in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Areas/Elements appurtenant to said Unit as set forth in said Master Deed, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Michael A. Moore, an unmarried man by Warranty Deed from Brenda Nichols, unmarried, of record in Instrument No. 20141103-0101299, Register's Office for Davidson County, Tennessee, dated October 31, 2014 and recorded on November 03, 2014.
Being also known as 415 Post Creek Rd., Nashville, Tennessee 37221-2132.

This conveyance is subject to:
- Taxes for the year 2017.
- Master Deed establishing a Horizontal Property Regime of Post House-Bellevue Condominium of record in Book 6838, Page 445, as amended in Book 6846, Page 811; Book 6846, Page 816 and Book 6846, Page 821, as corrected in Book 8047, Page 867, as re-recorded in Book 8101, Page 562, and as further amended in Book 8044, Page 195 and in Book 8626, Page 588, Register's Office for Davidson County, Tennessee.
- By-Laws of Post House-Bellevue Condominium Association of record in Book 6838, Page 462, in the Register's Office for Davidson County, Tennessee.
- Charter of Post House-Bellevue Condominium Association of record in Book 6848, Page 541, in the Register's Office for Davidson County, Tennessee.
- Subject to all matters shown on the Plan attached as Exhibit "C" to the Master Deed of record in Book 6838, Page 445, Register's Office for Davidson County, Tennessee, as subsequently amended.
- Storm Water Detention Agreement of record in Book 6534, Page 325, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **415 Post Creek Rd , Nashville, Tennessee 37221-2132**.

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; and we do covenant with the said GRANTEE(S) 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 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/our hand(s) this the 17th DAY OF JANUARY, 2017.

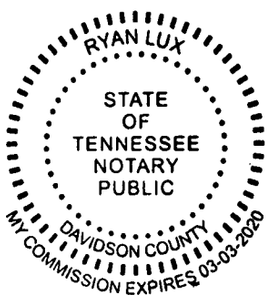
Michael A. Moore

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MICHAEL A. MOORE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 17th of January, 2017.

Notary Public
My Commission Expires:_____
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212