WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

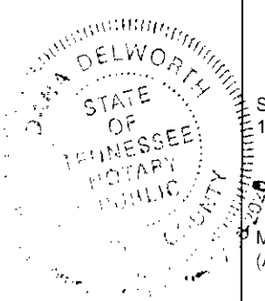
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $247,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF JUNE, 2018.

Notary Public

MY COMMISSION EXPIRES: 6/16/20
(AFFIX SEAL)



Bill Garrett Davidson County
Batch# 105221 **DEEDWARR**
06/15/2018 11 28:50 AM 2 pgs
Fees. $13.00 Taxes. $915.75

20180615-0057746

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

File No.: 18-05-023

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Lu Zhang and Nolan Surma	Newowner	181-14-0A-181.00-CO
(NAME)	(NAME)	
8811 Dolcetto Grove		
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Two Hundred Forty-Seven Thousand Five Hundred And No/100 Dollars ($247,500.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **RAHUL SURYAVANSHI, MARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LU ZHANG, AN UNMARRIED PERSON and NOLAN RYAN SURMA, AN UNMARRIED PERSON, JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 89 on the plan of The Villas at Concord Place, Phase 4 as shown on Exhibit "A-1" to the Third Supplemental Declaration of Protective Covenants, Conditions and Restrictions and Easements for the Villas at Concord Place of record in Instrument No. 20070130-0012170, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete accurate description thereof.

Being the same property conveyed to Rahul Suryavanshi by Warranty Deed from Robert E. Hegdahl and wife, Mary Lynn Hegdahl of record in Instrument No. 20100902-0069934, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 8811 Dolcetto Grove, Brentwood, TN 37027
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

THIS CONVEYANCE IS SUBJECT TO
- Taxes for the current year and thereafter
- Restrictions, dedications, conditions, reservations, easements and other matters shown on the Plat of record in Instrument # 20070130-0012170, said Register's Office.
- Any and all existing easements and restrictions as shown of record not stated herein

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: 18-05-023

Witness our hands this 12TH day of jJUNE, 2018.

Rahul Suryavanshi

Ankita Jadhav

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

I, THE UNDERSIGNED, a Notary Public for the County of Williamson and State of Tennessee, do hereby certify that Rahul Suryavanshi and Ankita Jadhav personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 12th of June, 2018.

Notary Public

My Commission Expires: 10/3/21

(SEAL)

