RETURN TO
GREENVUE TITLE & ESCROW, LLC
2207 CRESTMOOR ROAD
SUITE 101
NASHVILLE, TN 37215

ADDRESS NEW OWNER: Agnes R. Bagsic and Ferdinand Bagsic
1221 Rockeford Drive
Nashville, TN 37221

SEND TAX BILL TO: New owner

MAP-PARCEL NOS. 155080E01700CO

Bill Garrett Davidson County
Batch# 121395 DEEDWARR
07/27/2018 10:21:23 AM 2 pgs
Fees: $13.00 Taxes: $1,406.00

20180727-0073350

Prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004
Nashville, TN 37229-2004

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Daren Moore and Michelle Moore, husband and wife** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Agnes R. Bagsic and Ferdinand Bagsic, wife and husband** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 76 on the Final Plat of the Resubdivision of Bellevue Highlands, Phase 1, of record in Instrument No. 20010202-0010398, Registers Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Daren Moore and wife, Michelle Moore, from Monte Jackson and wife, Amy Jackson, by Warranty Deed recorded on May 29, 2013, of record in 20130529-0053822, Register's Office for Davidson County, Tennessee.

This is property with a common address of 1221 Rockeford Drive, Nashville, TN 37221.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:
(1) Property taxes for the current year and all subsequent years, taxes for the current year having been prorated and payment of same being assumed by the Grantee.(2) All matters appearing on the Plan of record in 20010202-0010398, Register's Office for Davidson County, Tennessee.(3) Declaration of Protective Covenants in Book 11592, Page 670 and Instrument No. 20101104-0088413, said Register's Office.(4) By-Laws in Book 11592, Page 707, said Register's Office.(5) Storm Water Detention Agreement of record in Book 11509, Page 615, said Register's Office.(6) Quitclaim Deed to Bellevue Highlands Homeowners Association for open space of record in Instrument No. 20020506-0054929, said Register's Office.(7) Boundary Plat of Bellevue Highlands and all matters of record in Plat Book 9700, Page 955, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever. And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 18th day of July 2018.

Daren Moore

Michelle Moore

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Daren Moore and Michelle Moore, husband and wife,** with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 18th day of July 2018.

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020

Notary Public
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $380,000.00.

Affiant

Subscribed and sworn before me this 20th day of July 2018.

Notary Public
My Commission Expires: 8-20-2019

EMILY H. PROPHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

File No. 1807K196