Karen Y Johnson Davidson County
Batch# 137094 DEEDWARR
09/05/2018 09:22:30 AM 3 pgs
Fees: $18.00 Taxes: $1,702.00
20180905-0087608

Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $460,000.00

Affiant

Subscribed and sworn to before me this 29th day of August, 2018.

Notary Public
My commission expires: 3/13/22

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Gerald Andrady	Mortgage Investors Grup	172-09-0A-237.00-C
1132 Banbury Ln.	8320 E. Walker Springs Lane Ste 200	
Brentwood, TN 37027	Knoxville, TN 37923	

Warranty Deed

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Paul L. Logan and Christina C. Logan, husband and wife** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Gerald Andrady, an unmarried man,** hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 192 on the plan of the Final Plat of Section Five B, Banbury Crossing, a Planned Unit Development, of record in Plat Instrument No. 200406180072253, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for complete description.

Being the same property conveyed to Paul L. Logan and wife, Christina C. Logan by warranty Deed from Brian A. Dietrich and wife, Erin Marie Dietrich of record in Instrument No. 201310280111654, Register's Office for Davidson County, Tennessee dated October 25, 2013

This conveyance is made subject to the following:

1. All matters appearing on the plan of Banbury Crossing of record in Instrument No. 200406140072253 Register's Office for Davidson County, Tennessee.

2. Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions recorded in Book 10369 Page 48; Book 10962 Page 11218 Page 18; Instrument No. 200105230053234 No 200307280105031' 200510200126681 but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap, but does not discriminate against handicapped persons. These Covenants, Conditions and Restrictions also provide that any violation thereof shall not defeat or render invalid the lien of the Insured Mortgage.

3. Charter for Banbury Crossing Homeowner Association of recor din Book 11187 Page 575 Register's Office for Davidson County, Tennessee

This property is improved property known as 1132 Banbury Lane, Brentwood, TN 37027

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, the said, **Grantor**, hereunto set by hands and seals this 29th day of August, 2018.

Paul L. Logan

Christina C. Logan

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 29th day of August, 2018, before me personally appeared Paul L Logan and Christina Logan, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at Brentwood, Tennessee, this 29th day of August, 2018.

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Signature
My commission expires: 2/2<|19

True Copy Certification

I, Jamie Ivey, 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 therewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Jamie Ivey
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Amanda J. Arthur, a notary public for this county and state, Jamie Ivey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Amanda J. Arthur
Notary's Signature

My Commission Expires: 05/23/2022

