WARRANTY DEED

Karen Johnson Davidson County
Batch# 219953 **DEEDWARR**
04/22/2019 09:20:13 AM 2 pgs
Fees: $13.00 Taxes: $1,217.30

20190422-0036146

B-BR-19-915

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $329,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF APRIL, 2019.

Notary Public

MY COMMISSION EXPIRES: 7/6/20

(AFFIX SEAL)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE 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)
Sathish K. Kaliamoorthi and Deline Kirubanathan	**Franklin Synergy Bank**	
(NAME) **1334 Cardinal Ave**	(NAME) **722 Columbia Avenue**	**082-13-0-076.00**
(ADDRESS) **Nashville, TN 37216**	(ADDRESS) **Franklin, TN 37064**	
(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, **REVISION HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **SATHISH K. KALIAMOORTHI AND DELINE KIRUBANATHAN, HUSBAND AND WIFE,** 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 Lot No. 53 and the Easterly 10 feet of Lot No. 52 of Block "C" on the Map of Bransford Realty Company's Subdivision of the South Part of the North Hill Tract of record in Plat Book 421, Page 76, in the Register's Office for Davidson County, Tennessee.

Said Lot and part of lot adjoin and front together 45 feet on the Southerly side of Locklayer Street and run back between parallel lines 100 feet to an alley.

Being the same property conveyed to John W. Shepherd and wife, Carolyn Shepherd by Warranty deed from MBHD, L.L.C., a Tennessee Limited Liability Company of record in Instrument No. 20010427-0042629 Register's Office for Davidson County, Tennessee, dated April 19, 2001 and recorded on April 27, 2001.

Being the same property conveyed to Revision Homes, LLC, a Tennessee limited liability company by Warranty deed from Carolyn Shepherd, unmarried of record in Instrument No. 20190109-0002356 Register's Office for Davidson County, Tennessee, dated January 04, 2019 and recorded on January 09, 2019.

This conveyance is subject to:
- Taxes for the year 2019, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 421, Page 76, 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: **915 Locklayer Street, Nashville, Tennessee 37208**.

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 16th DAY OF APRIL, 2019.

Revision Homes, LLC, a Tennessee limited liability company

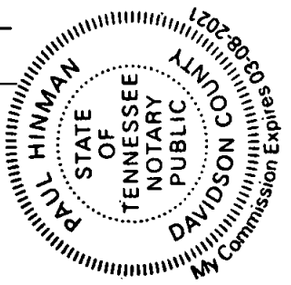
BY: _____
John Gleaves
Authorized Agent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN GLEAVES, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the AUTHORIZED AGENT of REVISION HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY the within named bargainor, a limited liability company, and that he/she as such AUTHORIZED AGENT executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 16th of April, 2019.

_____
Notary Public
My Commission Expires: _____
(SEAL)



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