Karen Johnson Davidson County
Batch# 292703 DEEDWARR
09/27/2019 02:16:30 PM 3 pgs
Fees: $18.00 Taxes: $897.25
20190927-0098667

Warranty Deed

KAREN MIEHE STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY MY COMMISSION EXPIRES 9-20-2021	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $242,500.00. Affiant Subscribed and sworn to before me, this the 25th day of September, 2019. Notary Public My commission expires:

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
MUPR 3 ASSETS, LLC	MUPR 3 ASSETS, LLC	09801010700
5001 Plaza On The Lake #200	5001 Plaza On The Lake #200	
Austin, TX 78746	Austin, TX 78746	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **PETER M. PISARCZYK, MARRIED**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MUPR 3 ASSETS, LLC,** HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 Lot No. 50 on the Plan of Resubdivision of Lots 42-56, Roxborough of record in Plat Book 5210, Page 76, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Peter M. Pisarczyk, married by Warranty deed from Lenetta G. Johnson, unmarried of record in Instrument No. 20120405-0029089 Register's Office for Davidson County, Tennessee, dated March 23, 2012 and recorded on April 5, 2012. (Value of consideration shown in aforementioned deed $124,000.00.) Being also known as 5129 Lana Renee Court Nashville, Tennessee 37076.

This conveyance is made subject to subdivision restrictions, building lines and easements of record in Plat Book 5210, Page 76; Plat Book 5200, Page 63; Declaration of Covenants, Conditions and Restrictions of record in Book 5302, Page 669, Book 8296, Page 18; and 2019 Davidson County, Tennessee, real estate taxes, not yet due and payable.

The address of the herein described property is believed to be 5129 Lana Renee Court, Nashville, TN 37076, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS ~~MY/~~OUR HANDS ~~EFF~~ECTIVE AS OF THE 25th day of September, 2019.

Peter M. Pisarczyk

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Wilson
DTE

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

Witness my hand and seal this 25th day of September, 2019.

Notary Public

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

My Commission Expires: 5/3/21

Rachel Pisarczyk, spouse of Peter M. Pisarczyk, joins in the execution of this instrument for the purpose of consenting to the transaction and waiving any right, claim or interest of every kind, character and description she might have in said property, or may hereafter acquire, including but not limited to homestead, equity of redemption, any interest in the real property as all or part of an elective share of a surviving spouse, and any marital claim, interest or right that might be provided to a spouse by the laws of the State ~~of~~ Tennessee.

Rachel Pisarczyk

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Wilson
DTE

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

Witness my hand and seal this 25th day of September, 2019.

Notary Public

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

My Commission Expires: 5/3/21

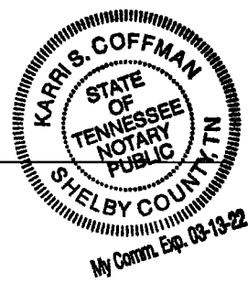
I, Stevie Friesth, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

State of TENNESSEE

County of SHELBY

Personally appeared before me, Karri S. Coffman, a notary public for this county and state, Stevie Friesth, who acknowledges that this certification of an electronic document is true and correct, and whose signature I have witnessed.

Notary's Signature



MY COMMISSION EXPIRES: _____

Notary's Seal (If on paper)