BOOK 11534 PAGE 304

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 17th day of June, 1999.

Notary Public

My Commission Expires: 11/18/01

NOTARY PUBLIC AT LARGE
DONALD R. BARRETT, JR.
WILLIAMSON COUNTY, TENN.

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South, Ste 200
Franklin, TN 37064

Ret to:

Title Enterprises, LLC
214 Centerview Drive
Suite 247
~~Brentwood,~~ TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:
Konstavitin Voshchina and Galina Voshchina
533 Holt Valley Road
Nashville, TN 37211

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
MAP/PARCEL 128-11-29

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Kurt D. Selles, and wife, Victoria P. Selles** hereinafter referred to as Grantor, hereby transfers and conveys to **Konstavitin Voshchina, and wife, Galina Voshchina** hereinafter referred to as Grantee, his 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. 13 on the Plan of Holt Meadows, of record in Book 4300, page 174, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Kurt D. Selles and wife, Victoria P. Selles by deed from William T. Webb and Michelle K. Webb of record in Book 10571, page 145, said Register's Office.

Davidson County taxes for the year 1999 are a lien but not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes when ~~they~~ become due and payable.

This conveyance is made subject to all conditions, restrictions, easements, and all other matters of record in the Register's Office of Davidson County, Tennessee.

This is improved property known as 533 Holt Valley Road, Nashville, TN 37211.

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**, his heirs and assigns forever, and I do covenant with the said **GRANTEE** that I am 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 do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEE**, his 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 hand this 17th day of June, 1999.

Kurt D Selles by Julie Blucker attorney in fact
Kurt D. Selles

Victoria P Selles by Julie Blucker attorney in fact
Victoria P. Selles

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Julie Blucker, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and is the Attorney-in-Fact of Kurt D. Selles and is authorized by Kurt D. Selles, to execute the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of June, 1999.

Notary Public

DONALD R. BARRETT, JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

11-18-01
My Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Julie Blucker with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and is the Attorney-in-Fact of Victoria P. Selles and is authorized by Victoria P. Selles to execute this foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of June 1999.

Notary Public

DONALD R. BARRETT, JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

11-18-01
My Commission Expires

0601497
99 JUN 18 PM 1:2
REFERENCE
15.52 06/16/0101 02CHECK 462.40

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11534 PAGE 306

CO	- CONVEYANCE	CC	- CERTIFIED COPY	MISC	- MISCELLANEOUS
MO	- MORTGAGE	REL	- RELEASE	CO TX	- STATE TAX CONVEY
WD	- WARRANTY DEED	UCC	- UNIFORM COMMERCIAL CODE	MO TX	- STATE TAX MORT
TD	- TRUST DEED	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

06011497

INSTRUMENT REFERENCE

99 JUN 18 PM 1:21

REGISTER
DAVIDSON CO. TN.

CAMT	
	122000.00
CON TX	451.40
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	462.40
CHECK	462.40

06/18/99 01 13:25 0001 1552

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1480125