Box 43

PREPARED BY & RETURN TO:
Taylor, Pigue, Marchetti, Bennett & McCaskill, PLLC
Attorneys at Law
2908 Poston Avenue
Nashville, TN 37203
(615) 320-3225

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99 SEP -2 PM 2:59

RECEIVED FOR RECORD

REGISTER

06319170

Name and Address of Property Owner:

Wayne Elsey
2133 Lakeshore Drive
Old Hickory, TN 37138

Send Tax Bills to:

Wayne Elsey
2133 Lakeshore Drive
Old Hickory, TN 37138

Property Address:

2133 Lakeshore Drive
Old Hickory, TN 37138

Map/Parcel #:

53-8-A-16CO/LW10440

WARRANTY DEED

THIS INDENTURE is made and entered into this **1st** day of **September, 1999** between **Lucca Properties, LLC, a Tennessee Limited Liability Company,** GRANTOR, and **Wayne Elsey,** GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTORS do hereby bargain, sell, transfer and convey unto the GRANTEE, all of GRANTORS' right, title and interest in the following described property lying in the City of **NASHVILLE**, County of **DAVIDSON**, State of **TENNESSEE**, more particularly described as follows:

BEING Unit No. 2133 on the Plan of Lakeshore Pointe Condominiums, of record in Book 9700, Page 704, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

BEING part of the same property conveyed to Lucca Properties, LLC, a Tennessee Limited Liability Company by deed from Lake Shore Management, LLC, a Tennessee Limited Liability Company, of record in Book 11277, Page 762, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenant that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession therteto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS my hand on the day and year first above written.

Lucca Properties, LLC, a Tennessee Limited Liability Company

Michael Marchetti, Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public of said State and County aforesaid, personally appeared **Michael Marchetti**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the **Chief Manager** of **Lucca Properties, LLC, a Tennessee Limited Liability Company**, and in my presence affixed his signature to the within instrument, further acknowledging that he did so in his capacity as such officer of said corporation, for the purpose of binding the company thereto, for the purposes therein contained, having been fully authorized so to do.

Witness my hand and seal, at office in Nashville, Tennessee, this the 1st day of September, 1999.

Notary Public

My Commission Expires: 7-26-2003

SHEILA K. LIVESAY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

AFFIDAVIT OF VALUE

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$149,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Affiant

Sworn to and subscribed before me, a Notary Public, this 1st day of September, 1999.

Notary Public

My Commission Expires: 7-26-2003

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

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0631970

IDENTIFICATION REFERENCE

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REGISTER
DAVIDSON COUNTY, TN.

DAFT
145000.00
TD 551.30
PRFEE 1.00
UCCFEE 0.00
CFEE 2.00
TOTAL 562.30
CHECK 562.30
09/02/99 01 14:59 0001 4304

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1512341