WARRANTY DEED

CATHERINE R. VASS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES MAY 30TH 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $124,441.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF JUNE, 2001.

Notary Public

MY COMMISSION EXPIRES: 5-30-2004

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Budislav Novakovic	CTX Mortgage Company	149-3-71
(NAME)	(NAME)	
2442 Rychen Drive	P.O. Box 199000	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Dallas, Texas 75219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Elmer D. Young and wife, Nancy A. Young , Trustees of the Young Joint Revocable Living Trust Agreement U/A/D October 21, 1998 and my Successors in Trust and any amendments thereto, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Budislav Novakovic and wife, Jasminka Novakovic, HEREINAFTER CALLED THE GRANTEES, 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. 403, on the Plan of Edge-O-Lakes Estates, Section X, as of record in Book 3842, page 180, said Register's Office.

SAID Lot No. 403 fronts 81.24 feet on the easterly side of Rychen Drive; thence between parallel lines 150 feet to the rear.

Being the property conveyed to Elmer D. Young and wife, Nancy A. Young, Trustees of the Young Joint Revocable Living Trust Agreement U/A/D October 21, 1998 and my Successors in Trust and any amendments therewith of record in Book 11167, Page 823, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as 2442 Rychen Drive, Nashville, TN 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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.

Davidson County DEEDWARR
Recvd: 07/06/01 14:38 2pgs
Fees:13.00 Taxes:460.43

20010706-0072393

Witness my/our hand(s) this 25th day of June, 2001.

Elmer D. Young, Trustee

Elmer D. Young, Trustee

Nancy A. Young, Trustee

Nancy A. Young, Trustee

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 Elmer D. Young and Nancy A. Young, Trustees with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 25th day of June, 2001.

Commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public, in and for the State and County aforesaid, personally appeared Elmer D. Young and Nancy A. Young, with whom I am personally acquainted, or (proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Trustees of Young Joint Revocable Living Trust Agreement U/A/D October 21, 1998 and my successors in Trust and any amendments therewith, and that they as such Trustee, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of June, 2001.

Commission expires: 5/26/02

Elizabeth E. Triplett

Notary Public

