This Instrument Prepared By:
FLYNN & RADFORD, ATTYS., P.C.
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6030191

Davidson County DEEDWARR
Recvd: 07/22/03 14:28 2pgs
Fees:13.00 Taxes:280.85
20030722-0102568

Send Tax Bills To:
Central Carolina Bank
212 W. Main Street, Second FL
Durham, NC 27701

New Owner is:
100 Garwood Drive
Nashville, TN 37210

MAP: 119-03-
PARCEL: 18.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Demarcus Smith, IV, married** , hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Vinko Barukcic and Gordana Barukcic**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 57 on the Map of the Mertie Milwee Plan as of record in Book 2331, page 177, as amended in Book 2456, page 123, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description.

Being the same property conveyed to Demarcus Smith, married, by Deed from Ora R. Hall dated 3-28-97, recorded 4-2-97, in Book 10400, page 808, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions; Easements and/or setback lines of record in Book 2331, page 177 and amended in Book 2456, page 123, said Register's Office; Easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 9th day of June, 2003.

GRANTOR:

Demarcus Smith IV

Demarcus Smith, IV,

Angela M Smith

ACKNOWLEDGEMENT

STATE OF
COUNTY OF Kanawha

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Demarcus Smith, IV, and wife** Angela M Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 19 day of June, 2003.

George R. Bostic
Notary Public

My Commission Expires: Aug. 10, 2010

OFFICIAL SEAL
NOTARY PUBLIC
STATE OF WEST VIRGINIA
GEORGE R. BOSTIC
1517 Lewis Street
Charleston, WV 25311
My Commission Expires Aug. 10, 2010

STATE OF Tennessee
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $70,500.00.

Vinko Bozukić

Affiant

SWORN TO and subscribed before me this 9 day of July, 2003.

NOTARY PUBLIC

JEFF FARRIS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENNESSEE

My commission expires: My Commission Expires Jan. 25, 2006