Davidson County DEEDWARR
Recvd: 10/07/05 15:48 2 pgs
Fees:13.00 Taxes:902.80

20051007-0121782

THIS INSTRUMENT WAS PREPARED BY:

H. Anthony Duncan, Esq.
121 First Avenue South, Suite 200
Franklin, TN 37064

RETURN TO:

Rudy Title & Escrow
2012 21st Avenue South
Nashville, TN 37212

STATE OF TENNESSEE)
COUNTY OF Davidson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $244,000.00.

Carrie Tisler
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 30 day of September, 2005.

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires: 7-2906

WARRANTY DEED

ADDRESS OF NEW OWNER(S):
Veaceslav Versigora
8476 Indian Hills Drive
Nashville, TN 37221

SEND TAX BILLS TO:
New Owner

MAP-PARCEL NUMBERS:
155-10A-100.00 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JON BRENER and wife, PATRICIA BRENER**, hereinafter referred to as Grantor(s), hereby transfers and conveys to **VEACESLAV VERSIGORA and wife, SVETLANA VERSIGORA**, hereinafter referred to as 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. 103, McCrory Trace Estates, of record in Plat Book 6900, Pages 720 through 723, Register's Office for Davidson County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to JON BRENER and PATRICIA BRENER, by Warranty Deed from SCOTT A. COLLEN and wife, MELINDA W. COLLEN, of record in Book 10823, Page 591, Register's Office for Davidson County, Tennessee.

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

Taxes for the current year have been prorated and have been assumed by Grantee(s).

This is improved property known as: **8476 Indian Hills Drive, Nashville, TN 37221.**

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 30 day of September, 2005.

Jon Brener
JON BRENER

Patricia Brener
PATRICIA BRENER

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **JON BRENER**, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand this 30 day of September, 2005.

Notary Public H. Anthony Duncan

My Commission Expires: 1/4/06

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **PATRICIA BRENER**, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand this 30 day of September, 2005.

Notary Public H. Anthony Duncan

My Commission Expires: 1/4/06