WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/12/06 09:24 3 pgs
Fees:18.00 Taxes:1590.63

20060712-0083588

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$429,900.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **10TH DAY OF JULY, 2006.**

Notary Public

MY COMMISSION EXPIRES: ~~May 23, 2009.~~ (AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC

My Commission Expires JULY 25, 2009

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dr. Karoly Mirnics	FHHLC	115-10-61
(NAME)	(NAME)	
6604 Currywood Drive	1555 W. Walnut Hill Lane Suite 200	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Irving, TX 75038	
(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, **Patricia E. Lafferty and husband Martin D. Lafferty,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Dr. Karoly Mirnics and Zeljka Mirnics, husband and wife**, 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: *Zeljka Korade

EXHIBIT A

Land in Davidson County, Tennessee, being Lot no. 113 on the Plan of West Meade estates, Section 6, as of record in Book 3300, Page 76, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Patricia E. Lafferty and husband Martin D. Lafferty, by Deed from Kenneth S. Sharlin and wife Claudia V. Sharlin, of record in Instrument No. 20010508-0047748, in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **6604 Currywood Drive, Nashville, TN 37205**
(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.

Witness **our hands** this **10th day of July, 2006.**

Patricia E. Lafferty
Patricia E. Lafferty

Martin D. Lafferty
Martin D. Lafferty

STATE OF **TENNESSEE**

COUNTY OF **DAVIDSON**

Before me, the undersigned Notary Public, of State and County aforesaid, personally appeared **Patricia E. Lafferty and Martin D. Lafferty, husband and wife** with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the persons who executed the foregoing instrument for the purpose therein contained, and that they executed the same as their free act and deed.

Witness my hand and official seal at **Nashville**, Tennessee this **10th day of July, 2006**

Commission expires: **May 23, 2009**

I. Dyke Tatum Notary Public

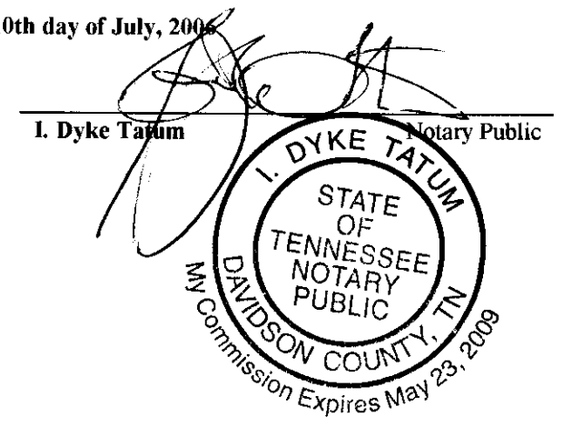


EXHIBIT "A"

LAND in Davidson County, Tennessee, being Lot No. 113, on the Plan of West Meade Estates, Section 6, as shown on plat of record in Plat Book 3300, page 76, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.