Bcx 19-A

WARRANTY DEED

Return To: Founders Title and Escrow, LLC
1912 21st Ave South
Nashville, TN 37212

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF JULY, 2006.

Susan B. Mott
State of Tennessee
Notary Public
Williamson County

Notary Public

MY COMMISSION EXPIRES: 6-28

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
HomePlace Title, LLC
5560 Franklin Pike Circle
Suite 101
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 08/03/06 11:36 2 pgs
Fees:13.00 Taxes:440.30
20060803-0094689

20060225

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian S. Bills	Homecomings Financial Network	Map 090-12-0 Parcel 328.00
(NAME)	(NAME)	
553 Annex Avenue	2101 Rexford, Suite 250W	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Charlotte, NC 28211	
(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, **Nermin Sasic, and wife, Indira Sasic**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Brian S. Bills and wife, Elizabeth Bills**, 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:

Being Lot No. 33 of the Charlotte Park Annex as shown by a map of record in Plat Book 3700 at page 49, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Nermin Sasic and wife, Indira Sasic from Lendoll R. Hunt, Sr. and wife, Vickie Hunt by Warranty Deed dated August 23, 2002, of record in Instrument Number 20020829-0104803, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 553 Annex Avenue, Nashville, TN 37209

(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 31st day of July, 2006.

Nermin Sasic
Nermin Sasic

Indira Sasic
Indira Sasic

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

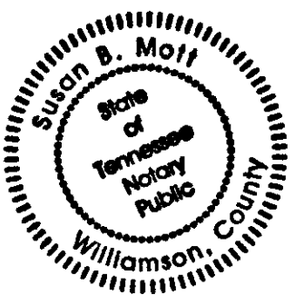
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nermin Sasic and wife, Indira Sasic the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 31st day of July, 2006

Commission expires: 1-16-08

Susan B. Mott

Notary Public



RETURN TO:

HomePlace Title, LLC
5560 Franklin Pike Circle
Suite 101
Brentwood, Tennessee 37027