SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

Prepared by:
Reli, Inc.
105 West Park Dr. Ste 420
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 01/29/07 09:51 2 pgs
Fees:13.00 Taxes:643.80
20070129-0011462

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is
$174,000.00

Affiant

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

Subscribed and sworn to before me, this 5th day of January, 2007.

Notary Public
My commission expires: 11/8/08

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Ivan Nekrasov 1229 Bending Creek Antioch, TN 37013	New Owner	173-15-O-A-03500CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Emily Cooper Jackson and husband Williams Austin Jackson, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Ivan Nekrasov and wife Rachel E. Nekrasov, hereinafter called the Grantees, their successors 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. 35 on the Plan of Mill Run Subdivision, Phase 1, of record in Book 11700, Pages 27-28, Register's Office for said County, to which reference is hereby made for a more particular description.

BEING the same property conveyed to Emily Cooper Jackson and husband, William Austin Jackson, by deed from Ricky Gongwer, Jr. and wife, Stacy Gongwer, dated 5/17/04 of record in Instrument No. 200405190058485, Register's Office for Davidson County, Tennessee.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1229 Bending Creek, Antioch, TN 37013.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 5th day of January, 2007.

Emily Cooper Jackson

William Austin Jackson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Emily Cooper Jackson and William Austin Jackson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 5th day of January, 2007.

Notary Public
State of Tennessee at Large

My Commission expires 9/8/09

