This Instrument Prepared By:
Title Enterprise Service Company, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
2070564

Send Tax Bills To:

Same/new owner

Davidson County DEEDWARR
Recvd: 01/15/08 10:46 2 pgs
Fees:13.00 Taxes:314.50

20080115-0004440

New Owner is:
Sergei Tysachuk
6125 Mt. Pisgah Drive (Lot #2)
Nashville, TN 37211

MAP: PART OF 172-64.00
PARCEL:

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, **Genady's Construction, Inc.**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Sergei Tysyachuk and wife, Lilia Tysyachuk**, 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:

6125 Mt. Pisgah Drive (Lot #2), Nashville, TN 37211

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

Being Lot No. 2 on the Plan of Mt. Pisgah Hills, a resubdivision of Lot No. 1 on the Plan of Laura Holt Subdivision, of record in Instrument No. 20071127-0137696, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Genady's Construction, Inc. from Kenneth L. Chumbley, unmarried, by Quitclaim Deed dated January 26, 2007 and recorded February 2, 2007 in Instrument No. 20070202-0014101, Register's Office for Davidson County.

Being part of the same property conveyed to Genady's Construction, Inc. from Genady Prutianov, married, by Quitclaim Deed dated December 19, 2006 and recorded February 2, 2007 in Instrument No. 20070202-0014100, Register's Office for Davidson County.

Being part of the same property conveyed to Genady's Construction, Inc. from Danny McGee and wife, Kathleen McGee by Quitclaim Deed dated December 11, 2006 and recorded February 2, 2007 in Instrument No. 20070202-0014099, Register's Office for Davidson County.

This conveyance is subject to all matters of record on plat in Instrument No. 20071127-0137696, Register's Office for Davidson County.

G. P.
Sellers Ints.

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 11th day of January, 2008.

GRANTOR:

Genady's Construction, Inc.

By: Genady Prutianov

Its: President

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Williamson **)**

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **Genady Prutianov,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon his/her oath acknowledged himself/herself to be the **President** of the **Genady's Construction, Inc.** the within named bargainor, and that he/she as such **President**, executed the foregoing instrument for the purposes therein contained by signing the name of the true and lawful holder of the above described indebtedness.

Witness my hand and seal on this the 11th day of January, 2008.

Notary Public

My Commission Expires: 10-14-2009

NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

Notary Seal present, but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

STATE OF TENNESSEE)
COUNTY OF Williamson **)**

The actual consideration or value, whichever is greater, for this transfer is **$85,000.00.**

Affiant

SWORN TO and subscribed before me this 11th day of January, 2008.

NOTARY PUBLIC
My commission expires: 10-14-2009

M. LYNN COOPER NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

Notary Seal present, but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds