Davidson County DEEDWARR
Recvd: 04/04/08 09:09 3 pg
Fees:17.00 Taxes:0.00
20080404-0034099

THIS DOCUMENT PREPARED BY JEFFREY MOBLEY Howard Mobley & Havens, PLLC 200 31st Avenue, North, Suite 100 Nashville, Tennessee 37203 (615) 627-4444	**This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(3)(F).**

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers
Mary Lou Zagorski & Stephen A. Zagorski, Trustees 6357 Torrington Road Nashville, Tennessee 37205	SAME	Map 115-10 Parcel 81

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 which are hereby acknowledged, Mary Lou Zagorski, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Mary Lou Zagorski and Stephen A. Zagorski, Trustees of The Mary Lou Zagorski Living Trust, established by the Revocable Trust Agreement of Mary Lou Zagorski, dated March 18, 2008**, as amended from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors, heirs and assigns, all of the Grantor's right, title and interest in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

MLZ

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is subject to the following:

1. Current year's State and County taxes, which have been assumed by the Grantees.

2. Any matters of record.

TO HAVE AND TO HOLD the said real property herein conveyed, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees, the Grantees' successors, heirs and assigns, forever; and the Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said real property, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and the Grantor does further covenant and bind the Grantor, the Grantor's heirs, assigns and representatives, to warrant and forever defend the title to the said real property to the said Grantees, the Grantees' successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 18th day of March, 2008.

Mary Lou Zagorski

Mary Lou Zagorski

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mary Lou Zagorski, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18th day of March, 2008.

JEFFREY MOSLEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 2, 2011

My Commission Expires: _____

Notary Public

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EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 76 on the Plan of West Meade Estates, Section 1, as of record in Book 2663, page 110, Register's Office for Davidson County, Tennessee, and described as follows:

Said Lot No. 76 begins at a point on the southerly margin of Torrington Road, being the corner of Lots Nos. 76 and 75; thence southerly along the line between said two lots 199.4 feet to a point, the northeasterly corner of Lot No. 77; thence westerly along the line between lots Nos. 76 and 77, 204 feet to a point in the easterly margin of Currywood Drive; thence northerly along the easterly margin of said drive 146 feet to a point, and along the easterly margin of said drive 146 feet to a point, and continuing thence 15.91 feed to a point, the beginning of a curve; thence around said curve to the right, having a radius of 25 feet, 37.77 feet to a point in the southerly margin of Torrington Road; thence easterly along the margin of said road, 144.5 feet to a point, and continuing thence easterly along the margin of said road 35.51 feet to the point of beginning.

BEING the same property conveyed to Stephen A. Zagorski and wife, Mary Lou Zagorski by deed from Evelyn Lepley of record in Book 6242, page 479, Register's Office for Davidson County, Tennessee.

ALSO, BEING the same property conveyed to Stephen A. Zagorski by deed from his wife, Mary Lou Zagorski, of record in Book 7765, page 209, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Mary Lou Zagorski by deed from Stephen A. Zagorski of record as Instrument No. 20080327-0030546, Register's Office for Davidson County, Tennessee.

This is improved property known as 6357 Torrington Road, Nashville, Tennessee 37205.