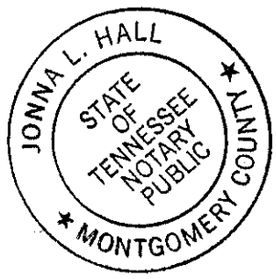
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $144,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JUNE, 2008.

Notary Public

MY COMMISSION EXPIRES: 9/18/2011

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142
Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anatoliy Smyrnov	Regions Bank d/b/a Regions Mortgage	149-12B-70
(NAME)	(NAME)	
1105 Twin Cirlce Drive	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37217	Birmingham, AL 35244	
(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, Mark Murray and wife, Renee Murray, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Anatoliy Smyrnov and wife, Anastasiia Smyrnova, 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:

Land in Davidson County, Tennessee, BEING Lot No. 22 on the Plan of Forest Cove, Phase 2, (also known as Forest View North) a Planned Unit Development, of record in Plat Book 9700, pages 976 and 977, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being the same property conveyed to Mark Murray and wife, Renee Murray, by deed of record in Instrument No. 200001180005698, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Mark Murray and Renee Murray by Carolyn Adcock as their Attorney In Fact pursuant to recorded Power of Attorney of record in Instrument No. 20080630-0067415, in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1105 Twin Circle Drive, Nashville, TN 37217

(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.

Davidson County DEEDWARR
Recvd: 06/30/08 15:38 3 pgs
Fees:18.00 Taxes:532.80
20080630-0067416

Witness our hands this 30th day of June, 2008.

Mark Murray by Carolyn Adcock Attorney in fa
Mark Murray by Carolyn Adcock, his attorney in fact

Renee Murray by Carolyn Adcock Attorney in fac
Renee Murray by Carolyn Adcock, her attorney in fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 30th day of June, 2006, before me personally appeared Carolyn Adcock, the person who executed the foregoing instrument on behalf of Mark Murray and Renee Murray and who acknowledged that she executed the same as the free act and deed of the said Mark Murray and Renee Murray, through Power of Attorney granted she by the said Mark Murray and Renee Murray.

Witness my hand and official seal at Nashville, Tennessee this 30th day of June, 2008.

Commission expires: 5-2-2011

KRISTEN T. HEDGES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 2, 2011

Kristen Hedges
Notary Public

I, Catherine H. Gwyn, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Catherine H. Gwyn who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 09/18/2011

Notary's Seal

