File No. 280500306

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/16/08 13:50 2 pgs
Fees:13.00 Taxes:767.75

20080916-0094726

KIMBERLY D. HICKS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.
My Commission Expires MAY 18, 2010

STATE OF TN
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 207,500.00

Kim Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 day of Sept., 2008.

Kimberly D Hicks
Notary Public

MY COMMISSION EXPIRES: 5-18-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
5107 Maryland Way
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Prudential Relocation, Inc.	Prudential Relocation, Inc.	09213016900
(NAME)	(NAME)	
16260 N 71st St.	Same	
(ADDRESS)	(ADDRESS)	
Scottsdale, AZ 85254		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Lauri Fabiniak, unmarried, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto Prudential Relocation, Inc., a Colorado corporation, hereinafter called the grantee(s), 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 12 Block "17" on the Plan of Charlotte Park 2nd Addition as of record in Plat Book 57, Page 160 and 161, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Lauri Fabiniak, unmarried by Warranty Deed from Dorothy Desnoyers, unmarried of record in Instrument No. 20070223-0022927, Register's Office for Davidson County, Tennessee dated February 16, 2007.

Subject to all matters as set forth per Plat Book 57, Page 160, Register's Office of said County.

Taxes for the year 2008 and all subsequent years, a lien, but not yet due and payable. All prior years are paid.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 3522 Elkins 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 GRANTEE(S), THEIR heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hands this. 12 day of August, 2008.

Lauri Fabiniak

STATE OF Michigan
COUNTY OF Wayne

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, Lauri Fabiniak, unmarried, with whom I am personally acquainted, and who acknowledged the execution of the within instrument for the purpose therein contained on this 12 day of August 2008

Witness my hand at office this 12 day of August, 2008.

Commission expires:

MICHELLE TOUSIGNANT
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF WAYNE
My Commission Expires April 13, 2014
Acting in the County of Wayne

Michelle Tousignant
Notary Public

File Number: 280500306
RETURN TO:
Sidwell Title
5107 Maryland Way
Brentwood, TN 37027

MICHELLE TOUSIGNANT NOTARY PUBLIC WAYNE COUNTY, MICHIGAN