Barbara D

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/09/09 09:42 3 pgs
Fees:18.00 Taxes:777.00

20090209-0010873

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $210,000.00

Affiant

Subscribed and sworn to before me, this 28th day of January, 2009

Notary Public

MY COMMISSION EXPIRES: May 8, 2012
(AFFIX SEAL)

PRISCILLA C. UNBANKET NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara Jenkins, Trustee	New Owner	160-16C
(NAME) 5057 Kingsview Court	(NAME)	(MAP) 79CO
(ADDRESS) Nashville, TN 37220	(ADDRESS)	(PARCEL)
(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 consideration, the receipt of which is hereby acknowledged, I/we, Maria Cristina Venereo, married, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Barbara Jenkins, Trustee U/A/D December 11, 2002 of the Barbara Jenkins Revocable Living Trust Agreement, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 79 on a Horizontal Property Regime (Private Element) , the Terraces at Brentwood Chase (a Revision of "Old Towne at Brentwood Chase") of record as Instrument No. 20001103-0109137, Register's Office for Davidson County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Maria Christina Venereo by deed from Rainer Paesler of record as Instrument No. 20050912-1019192, Register's Office for Davidson County, Tennessee, dated August 19, 2005.

Spouse of Grantor joins in this conveyance for the purpose of conveying all right, title and interest he may have in and to the above property as spouse of Grantor.

Maria Christina Venereo and Maria Cristina Venereo are one and the same person.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 502 Old Towne Drive, Brentwood, Tennessee 37027

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.

Witness my/our hand(s) this 27 day of January, 2009.

Maria Cristina Venereo

Mark Halling

STATE OF CALIFORNIA
COUNTY OF _____

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Maria Cristina Venereo and Mark Halling with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at _____, California on this the _____ day of January, 2009.

_____
Notary Public

My Commission Expires:

SEE ATTACHED FOR OFFICIAL ACKNOWLEDGEMENT

State of California)
County of San Diego)

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

On January 27, 2009 before me, A. Stroble, Notary Public
(here insert name and title of the officer),

personally appeared Maria Cristina Venereo & Mark Halling,

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____

OFFICIAL SEAL
A. STROBLE
NOTARY PUBLIC-CALIFORNIA
COMM. NO. 1819705
SAN DIEGO COUNTY
MY COMM. EXP. OCT. 25, 2012

(Seal)

OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of Warranty Deed,

containing 2 pages, and dated 1/27/09.

The signer(s) capacity or authority is/are as:

- ☐ Individual(s)
- ☐ Attorney-in-Fact
- ☐ Corporate Officer(s) _____ Title(s)
- ☐ Guardian/Conservator
- ☐ Partner – Limited/General
- ☐ Trustee(s)
- ☐ Other: _____

representing: _____ Name(s) of Person(s) or Entity(ies) Signer is Representing

Method of Signer Identification

Proved to me on the basis of satisfactory evidence:
- ☐ form(s) of identification ○ credible witness(es)

Notarial event is detailed in notary journal on:
Page # _____ Entry # _____

Notary contact: _____

Other _____

☐ Additional Signer(s) ☐ Signer(s) Thumbprint(s)

☐ _____

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