| THIS DOCUMENT PREPARED BY<br><br>**JEFFREY MOBLEY**<br>Howard & Mobley, PLLC<br>200 31st Avenue, North, Suite 100<br>Nashville, Tennessee 37203<br>(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 |
|---|---|---|
| **Monica Cintado-Scokin & Daniel Scokin, Trustees**<br>216 Olive Branch Road<br>Nashville, Tennessee 37205 | SAME | Map 116 05<br>Parcel 26 |

## 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, Monica Cintado-Scokin, 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 **Monica Cintado-Scokin and Daniel Scokin, Trustees of The Monica Cintado-Scokin Living Trust, established by the Revocable Trust Agreement of Monica Cintado-Scokin, dated March 12, 2009**, 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.



BILL GARRETT, Davidson County
Trans:T20090018529 DEEDWARR
Recvd: 03/19/09 15:36 3 pgs
Fees:17.00 Taxes:0.00
20090319-0024891

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 12th day of March, 2009.

**Monica Cintado-Scokin**

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

**Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Monica Cintado-Scokin, 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 12th day of March, 2009.

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

My Commission Expires: _____ Notary Public

## EXHIBIT A

### Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 338, on Plan of Hillwood Estates, Section 12, as shown on plat of record in Plat Book 2663, page 109, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Monica Cintado-Scokin by deed from Stephen S. Feman and wife, Edith R. Feman, of record in Book 11153, page 395, Register's Office for Davidson County, Tennessee.

This is improved property known as 216 Olive Branch Road, Nashville, Tennessee 37205.