THIS INSTRUMENT PREPARED BY: LEHMAN TITLE & ESCROW, LLC., 6 CADILLAC DRIVE, STE 190, BRENTWOOD, TN 37027

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged by the Grantor, **ESTATE OF WILLIAM E. KIRK**, said Grantor does hereby bargain, sell, transfer and convey unto **CONSTANTIN GHEORGHE, AND WIFE ELISABETA GABRIELA GHEORGHE,** of Nashville, Tennessee and his assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that 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. 28 on the Plan of Twin Lawn, as of record in Book 2331, Page 9, Register's Office for said County. Said Lot No. 28 fronts 78 feet on the northerly side of Dunmore Drive and extends back 148.3 feet on the easterly line and 148 feet on the westerly line, to a dead line in the rear, on which it measures 78 feet.

Being the same property conveyed to William E. Kirk and wife, Mattie Ruth Kirk, by Warranty Deed, dated May 14, 1969 from J. Hall Jones and wife, Maude Ferrell Jones, of record, May 14, 1969 in Book 4333, Page 283, said Register's Office for Davidson County, Tennessee. The said Mattie Ruth Kirk having since died, property vesting in husband William E. Kirk. The Said William E. Kirk having since died, Estate listed in Probate Court Davidson County, Tennessee as No. 04O882.

This conveyance is made subject to any and all covenants, restrictions, easements and reservations which may be a matter of record in the Clerk's office aforesaid and running with the land

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenance, estate, title and interest thereto belonging to Grantor, the Estate of William E. Kirk, unto said Grantee, **CONSTANTIN GHEORGHE, AND WIFE ELISABETA GABRIELA GHEORGHE**, and their assigns, forever.

Grantee, **CONSTANTIN GHEORGHE, AND WIFE ELISABETA GABRIELA GHEORGHE**, whose address is 2810 Dunmore Dr., Nashville, Tennessee 37214 is responsible for the payment of real property taxes on subject property.

Said **ESTATE OF WILLIAM E. KIRK** warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, this15th day of June, 2009.

BILL GARRETT, Davidson County
Trans:T20090040695 DEEDWARR
Recvd: 06/18/09 11:05 2 pgs
Fees:13.00 Taxes:240.50
20090618-0056747

ESTATE OF WILLIAM E. KIRK

BY: Jennifer Rebecca McIllwain, Administratrix
Jennifer Rebecca McIllwain, Administratrix

STATE OF TENNESSEE
COUNTY OF WILLLIAMSON

The actual consideration or value whichever is greater, for this transfer is $65,000.00.

Subscribed and sworn to before me this 15th day of June, 2000.

Affiant

Notary Public

My Commission Expires: 5/20/13

DAPHNE D. BARNES NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON

STATE OF TN
COUNTY OF Williamson

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared Jennifer Rebecca McIllwain, with whom I am personally acquainted, and who upon oath acknowledged him/herself to be the Administratrix, of the **ESTATE OF WILLIAM E. KIRK**, and being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing him/herself as Administratrix.

Witness my hand and seal at office, this 15th day of June, 2009.

Notary Public

TRENT LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires:
11/30/09

Address New Owner:	Send Tax Bills To:	Map and Parcel:
CONSTANTIN GHEORGHE	O W N E R	09609018300
2810 DUNMORE DR		
NASHVILLE, TN 37214		